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BREVARD ACCOUNTING GROUP, C.P.A.'s, P.A.  
150 Fortenberry Road, Villa A  
Merritt Island, Florida 32952

City/State/Zip

Phone #

Office Use Only

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97 SEP -8 AM 8:32  
TALLAHASSEE, FLORIDA

CORPORATION NAME(S) & DOCUMENT NUMBER(S), (if known):

1. \_\_\_\_\_ (Corporation Name) \_\_\_\_\_ (Document #)

2. \_\_\_\_\_ (Corporation Name) \_\_\_\_\_ (Document #)

3. \_\_\_\_\_ (Corporation Name) \_\_\_\_\_ (Document #)

4. \_\_\_\_\_ (Corporation Name) \_\_\_\_\_ (Document #)

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☐ Certificate of Status

NEW FILINGS	
<input type="checkbox"/>	Profit
<input type="checkbox"/>	NonProfit
<input type="checkbox"/>	Limited Liability
<input type="checkbox"/>	Domestication
<input type="checkbox"/>	Other

AMENDMENTS	
<input type="checkbox"/>	Amendment
<input type="checkbox"/>	Resignation of R.A., Officer/ Director
<input type="checkbox"/>	Change of Registered Agent
<input type="checkbox"/>	Dissolution/Withdrawal
<input type="checkbox"/>	Merger

OTHER FILINGS	
<input type="checkbox"/>	Annual Report
<input type="checkbox"/>	Fictitious Name
<input type="checkbox"/>	Name Reservation

REGISTRATION/ QUALIFICATION	
<input type="checkbox"/>	Foreign
<input type="checkbox"/>	Limited Partnership
<input type="checkbox"/>	Reinstatement
<input type="checkbox"/>	Trademark
<input type="checkbox"/>	Other

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## ARTICLES OF INCORPORATION

The undersigned, for the purpose of forming a corporation under the Florida General Corporation Act, hereby adopts the following Articles of Incorporation.

### ARTICLE ONE

The Corporation name is WELLS INVESTMENT PROPERTIES, INC.

### ARTICLE TWO DURATION

The Corporation shall exist in perpetuity.

### ARTICLE THREE PURPOSE

General nature of the business and the object and purposes proposed to be transacted and carried on, are to do any and all of the things mentioned herein, as fully and to the same extent as natural persons might or could, viz: Engage in any business or actively permitted under the laws of the United States and the State of Florida, including but not limited to the following:

a) To take, acquire, buy, hold, own, maintain, work, develop, sell, convey, lease, mortgage, exchange, improve and otherwise invest in and dispose of real estate and real property or any interest or rights therein without limit as to the amount; to do all things and engage in all activities necessary and proper or incidental to the business of investing in and developing real estate.

b) To sell at wholesale and retail and to deal in any manner whatsoever in all types and descriptions of property; to do all things and engage in all activities necessary and proper or incidental to the business of investing in and developing real estate.

c) To conduct and carry on the business of builders and contractors for the purpose of building, erecting, altering, repairing or doing any other work in connection with any and all classes of building and improvements of any kind and nature,

whatsoever, including the building, rebuilding, alteration, repairing or improvement of houses, factories, buildings, works or erections of every kind and description whatsoever, including the location, laying out and constructing of roads, avenues, docks, slips, severs, bridges, wells, walls, canals, railroads or street railways, power plants and generally in all classes of building erections and works, both public and private, or integral parts thereof, and generally to do and perform any and all works as builders and contractors, and with that end in view to solicit, obtain, make, perform and carry out contracts covering the building and contracting business and the work connected therewith.

d) To manufacture, buy, sell, trade and deal in all and every kind of material product, manufactured and unmanufactured, iron, steel, wood, brick, cement, granite, stone and other products and materials, including the quarrying to stone, to buy, acquire, hold, use, employ, mortgage, convey, lease, and dispose of patent rights, letter, patent processes, devices, inventions, trademarks, formulas, goodwill, and other rights; to lend money on bonds secured by mortgage and real property and to make advances from time to time on bonds secured by mortgage for future advances on real estate, but nothing herein set forth shall give or be construed to give said corporation any banking powers.

e) To purchase, take and lease, or in exchange, hire or otherwise acquire any real or personal property, rights or privileges suitable or convenient for any of the purposes of this business, and to purchase, acquire, erect and construct, make improvement of building or machinery, stores or works, insofar as the same may be appurtenant to or useful for the conduct of the business as above specified, but only to the extent to which the company may be authorized by the statutes under which it is organized.

f) To borrow or raise money for any purposes of the company, and to secure the same and interest, or for any other purpose, to mortgage all or any part of the property corporeal or incorporeal rights or franchises of this company now owned or hereafter acquired, and to create, issue, draw and accept and negotiate bonds and mortgages, bills of exchange, promissory notes or other obligations or negotiable instruments.

g) To buy, sell and generally trade in store, carry and transport all kinds of goods, wares, merchandise, provisions and supplies.

**ARTICLE FOUR**  
**CAPITAL STOCK**

This corporation is authorized to issue 1,000 shares One Dollar (\$1.00) par value common stock.

**ARTICLE FIVE**  
**PREEMPTIVE RIGHTS**

Every shareholder, upon the sale for cash of any new stock of this corporation of the same kind, class or series as that which he already holds, shall have the right to purchase his pro rata share thereof (as nearly as may be done without the issuance of fractional shares) at the price at which it is offered to others.

**ARTICLE SIX**  
**REGISTERED OFFICE**

The street address of the initial Registered Office of this corporation is 305 HARBOR DRIVE, and name of the initial Registered Agent of this corporation is PATRICK WELLS.

**ARTICLE SEVEN**  
**INITIAL BOARD OF DIRECTORS**

This corporation shall have one (1) director initially. The number of directors may be either increased or diminished from time to time by the bylaws but shall never be less than one (1). The name and address of the initial director of the corporation is:

PATRICK WELLS  
305 HARBOR DRIVE  
CAPE CANAVERAL, FL 32920

**ARTICLE EIGHT**  
**INCORPORATORS**

The name and address of the person signing these articles is:

PATRICK WELLS  
305 HARBOR DRIVE  
CAPE CANAVERAL, FL 32920

**ARTICLE NINE**  
**AMOUNT OF CAPITAL**

The amount of capital with which this corporation will begin business will not be less than five hundred dollars (\$500.00).

**ARTICLE TEN**  
**BYLAWS**

The power to adopt, alter, amend or repeal bylaws shall be vested in the Board of Directors and the shareholders.

**ARTICLE ELEVEN**  
**CUMULATIVE VOTING**

At each election for directors every shareholder entitled to vote at such election shall have the right to cumulate his votes by giving one candidate as many votes as the number of directors to be elected at the time multiplied by the number of his shares, or by distributing such votes on the same principle among any number of such candidates.

**ARTICLE TWELVE**  
**APPROVAL OF SHAREHOLDERS REQUIRED FOR MERGER**

The approval of the shareholders of this corporation to any plan of merger shall be required in every case, whether or not such approval is required by law.

ARTICLE THIRTEEN  
INDEMNIFICATION

The corporation shall indemnify any officer or director, or any former officer or director, to the full extent permitted by law.

ARTICLE FOURTEEN  
AMENDMENT

This corporation reserves the right to amend or repeal any provision contained in these articles of incorporation, or any amendment hereto, and any right conferred upon the shareholders is subject to this reservation.

ARTICLE FIFTEEN  
PRINCIPAL PLACE OF BUSINESS OF CORPORATION

The principal place of business of the corporation is as follows:

305 HARBOR DRIVE  
CAPE CANAVERAL, FL 32920

IN WITNESS WHEREOF, the undersigned subscriber has executed these articles of incorporation this 5th day of SEPTEMBER, 1997.



Subscriber

CERTIFICATE DESIGNATING PLACE OF BUSINESS OR DOMICILE FOR THE  
SERVICE OF PROCESS WITHIN THIS STATE, NAMING AGENT UPON WHOM  
PROCESS MAY BE SERVED.

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CLERK OF CIRCUIT COURT  
TALLAHASSEE, FLORIDA


In pursuance of Chapter 48.091 Florida Statutes, the following  
is submitted in compliance with said Act;

First -

That WELLS INVESTMENT PROPERTIES, INC. desiring to organize  
under the laws of the State of Florida, with its principal office,  
as indicated in the articles of incorporation in the County of  
BREVARD, City of CAPE CANAVERAL, State of  
Florida has named PATRICK WELLS, located at  
305 HARBOR DRIVE as its agent to accept service  
of process within this state.

#### ACKNOWLEDGMENT

Having been named to accept service of process for the above  
stated Corporation at the place designated in the Certificate, I  
hereby agree to act in this capacity and to comply with provisions  
of said Act relative to keeping open said office.

  
(Registered Agent)