P97000086027

HOLLAND & KNIGHT

Requestor's Name

31 SOUTH ... STREET

Address

Tallahassee, Florida 32...

City/State/Zip | Phone #
224-7000

Office Use Only

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

900002312249--3
-10/06/97--01050--021
****122.50 ****122.50

1. Rogoner Real Estate Corporation (Corporation Name) (Document #)

2. (Corporation Name) (Document #)

3. (Corporation Name) (Document #)

4. (Corporation Name) (Document #)

- [x] Walk in
- [ ] Mail out
- [x] Pick up time 3:00 10/6/97
- [ ] Will wait
- [ ] Photocopy
- [x] Certified Copy
- [ ] Certificate of Status

FILED
97 OCT -6 PM 12:19
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

NEW FILINGS	
	Profit
	NonProfit
	Limited Liability
	Domestication
	Other

AMENDMENTS	
	Amendment
	Resignation of R.A., Officer/ Director
	Change of Registered Agent
	Dissolution/Withdrawal
	Merger

OTHER FILINGS	
	Annual Report
	Fictitious Name
	Name Reservation

REGISTRATION/ QUALIFICATION	
	Foreign
	Limited Partnership
	Reinstatement
	Trademark
	Other

10/6

Examiner's Initials	

CR2E031(1/95)

ARTICLES OF INCORPORATION

OF

ROGONER REAL ESTATE CORPORATION

The undersigned, acting as incorporator of ROGONER REAL ESTATE CORPORATION, under the Florida Business Corporation Act, adopts the following Articles of Incorporation.

ARTICLE I. NAME

The name of the corporation is ROGONER REAL ESTATE CORPORATION.

ARTICLE II. ADDRESS

The mailing address of the corporation is 701 Brickell Ave., Suite 3000, Miami, Florida 33131.

ARTICLE III. COMMENCEMENT OF EXISTENCE

The existence of the corporation will commence upon the filing of these articles of incorporation.

ARTICLE IV. PURPOSE

The corporation is organized to engage in any activity or business permitted under the laws of the United States and Florida.

ARTICLE V. AUTHORIZED SHARES

The maximum number of shares that the corporation is authorized to have outstanding at any time is 100,000 shares of common stock having a par value of $1.00 per share.

ARTICLE VI. INITIAL REGISTERED OFFICE AND AGENT

The street address of the initial registered office of the corporation is 701 Brickell Avenue, Suite 3000, Miami, Florida 33131 and the name of the corporation's initial registered agent at that address is Intrastate Registered Agent Corporation.

ARTICLE VII. BOARD OF DIRECTORS

The corporation shall have one (1) director. The number of directors may be either increased or diminished from time to time, as provided in the bylaws, but shall never be less than one. The name and street address of the director are:

Name	Address
Ramon Estrada	701 Brickell Ave. Suite 3000 Miami, FL 33131

ARTICLE VIII. INCORPORATOR

The name and street address of the incorporator are Alcides I. Avila, 701 Brickell Ave., Suite 3000, Miami, Florida 33131.

The incorporator of the corporation assigns to the corporation his rights under Section 607.0201, Florida Statutes, to constitute a corporation, and she assigns to those persons designated by the board of directors any rights he may have as incorporator to acquire any of the capital stock of the corporation, the assignment becoming effective on the date corporate existence begins.

ARTICLE IX. BYLAWS

The power to adopt, alter, amend, or repeal bylaws shall be vested in the board of directors and the shareholders, except that the board of directors may not amend or repeal any bylaw adopted by the shareholders if the shareholders specifically provide that the bylaw is not subject to amendment or repeal by the directors.

ARTICLE X. AMENDMENTS

The corporation reserves the right to amend, alter, change, or repeal any provision in these Articles of Incorporation in the manner prescribed by law, and all rights conferred on shareholders are subject to the reservation.

The undersigned incorporator, for the purpose of forming a corporation under the laws of the State of Florida, has executed these Articles of Incorporation the 3rd day of October, 1997.

Alcides I. Avila
Incorporator

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

Pursuant to Chapter 48.091, Florida Statutes, the following is submitted:

That ROGONER REAL ESTATE CORPORATION desiring to organize under the laws of the State of Florida with its initial registered office, as indicated in the Articles of Incorporation at 701 Brickell Ave., Suite 3000, Miami, Florida 33131 has named Intrastate Registered Agent Corporation as its agent to accept service of process within the state.

ACKNOWLEDGMENT:

Having been named to accept service of process for the corporation named above, at the place designated in the certificate, the undersigned agrees to act in that capacity, to comply with the provisions of the Florida Business Corporation Act, and is familiar with, and accepts, the obligations of that position.

Dated the 3rd day of October, 1997.

INTRASTATE REGISTERED AGENT CORPORATION

By: ______________________
Name: Steven H. Hagen
Title: Vice President

FILED
97 OCT -6 PM 12: 19
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

MIA4-549245