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MIRKIN & WOOLF, P.A.

Attorneys at Law

SouthTrust Center - Suite 580  
1700 Palm Beach Lakes Blvd.  
West Palm Beach, Florida 33401  
phone 561-687-4460  
fax 561-687-3447  
e-mail: bizlaw@mirkinwoolf.com

December 1, 1997

Department of State  
Division of Corporations  
P.O. Box 6327  
Tallahassee, Florida 32314

400002363064--9  
-12/04/97--01077--018  
\*\*\*\*122.50 \*\*\*\*122.50

Re: Articles of Incorporation

Ladies and Gentlemen:

Enclosed for filing please find an original and one copy of  
Articles of Incorporation for Capital Realty Partners Inc.

Also enclosed please find a check in the amount of \$122.50 to  
cover the filing fee and fee for a certified copy. Please mail  
the certified copy to me at the address above.

Thank you for your immediate attention to this matter.

Very truly yours,

MIRKIN & WOOLF, P.A.



Mark H. Mirkin  
MHM/mem

Enclosures

cc: William F. Catranbone

FILED  
97 DEC -4 PM 12:56  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

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B/B  
12/8/97

ARTICLES OF INCORPORATION

OF

CAPITAL REALTY PARTNERS INC.

FILED

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SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

The undersigned subscriber to these Articles of Incorporation, a natural person competent to contract, hereby forms a corporation under the laws of the State of Florida.

ARTICLE I. NAME

The name of the Corporation shall be Capital Realty Partners Inc. The principal place of business shall be 5883 Lake Worth Road, Lake Worth, Florida 33463.

ARTICLE II. NATURE OF BUSINESS

The Corporation may engage in or transact all lawful activities or businesses permitted under the laws of the United States, the State of Florida, or any other state, country, territory or nation.

ARTICLE III. CAPITAL STOCK

The total number of shares of capital stock of all classes which the Corporation shall have authority to issue is one million (1,000,000) shares of common stock, \$0.01 par value per share.

ARTICLE IV. ADDRESS

The street address of the initial registered office of the Corporation shall be c/o Mirkin & Woolf, P.A., 1700 Palm Beach Lakes Blvd. #580, West Palm Beach, Florida 33401 and the name of the initial registered agent of the Corporation at that address is Mark H. Mirkin, Esq.

ARTICLE V. TERM OF EXISTENCE

The Corporation shall exist perpetually.

ARTICLE VI. DIRECTORS

The Corporation shall have one (1) director initially. The name and address of the initial member of the Board of Directors are William F. Catranbone, 5883 Lake Worth Road, Lake Worth, Florida 33463.

ARTICLE VII. INCORPORATOR

The name and address of the incorporator to these Articles of Incorporation are William F. Catranbone, 5883 Lake Worth Road, Lake Worth, Florida 33463.

IN WITNESS WHEREOF, the undersigned has hereunto set his hand and seal on this 26 day of November, 1997.

  
William F. Catranbone

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

The following is submitted in accordance with the requirements of Chapter 48.091, Florida Statutes:

CAPITAL REALTY PARTNERS INC., desiring to organize under the laws of the State of Florida with its registered office address, as indicated in the Articles of Incorporation, as c/o Mirkin & Woolf, P.A., 1700 Palm Beach Lakes Blvd. #580, West Palm Beach, Florida 33401, has named MARK H. MIRKIN, ESQ. as its agent to accept service of process within this State.

ACKNOWLEDGEMENT

Having been named to accept service of process for the above-stated Corporation at the place designated in this Certificate, I hereby accept to act in this capacity and agree to comply with the provisions of Chapter 48.091, F.S., relative to keeping open said office.

  
\_\_\_\_\_  
Mark H. Mirkin, Esq.

**FILED**  
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TALLAHASSEE, FLORIDA