

Hoffmeier Accounting & Tax Service, Inc.

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P 980 0000 3433

STATE OF FLORIDA
DIVISION OF CORPORATIONS
P.O. BOX 6327
TALLAHASSEE, FLORIDA 32314

800002397218-7
-01/12/98-01098-002
*****122.50 *****122.50

GENTLEMEN:

ENCLOSED PLEASE FIND ARTICLES OF INCORPORATION FOR AVERY REAL-
ESTATE MANG, INC. ALONG WITH OUR CHECK IN THE AMOUNT
OF \$122.50 TO COVER THE FILLING COST OF THIS CORPORATION.
IF YOU HAVE ANY QUESTIONS REGARDING THIS MATTER, PLEASE
CONTACT US AT THE ABOVE ADDRESS OR TELEPHONE NUMBER.

THANK YOU,

LISA J. DAR BRO

DIVISION OF CORPORATIONS
TALLAHASSEE, FLORIDA

98 JAN 12 AM 10:58

FILED

Lisa Darbro GAVE
AUTHORIZATION BY PHONE TO
CORRECT *Article name*
1-13-98
YAM

ARTICLES OF INCORPORATION
OF
AVERY REALESTATE MANAGEMENT, INC.

FILED
98 JAN 12 AM 10:58
DIVISION OF CORPORATIONS
TALLAHASSEE, FLORIDA

AVERY REALESTATE MANAGEMENT, INC.

THE UNDERSIGNED SUBSCRIBER TO THESE ARTICLES OF INCORPORATION IS
A NATURAL PERSON, COMPETENT TO CONTRACT, ASSOCIATED TO FORM A
CORPORATION FOR PROFIT UNDER THE LAWS OF THE STATE OF FLORIDA: AND
FURTHER AGREES TO THE FOLLOWING CONDITIONS OF SAID CORPORATION.

ARTICLE I: NAME

THE NAME OF THE CORPORATION IS: AVERY REALESTATE MANAGEMENT, INC.

ARTICLE II: NATURE OF BUSINESS

THE GENERAL NATURE OF THE BUSINESS AND THE OBJECTS AND PURPOSES
PROPOSED TO BE TRANSACTED BY THE CORPORATION, AND THE POWERS AND
PRIVILEGES TO BE EXERCISED BY IT SHALL INCLUDE ALL POWERS THAT ARE
GIVEN TO THE BODIES CORPORATE UNDER THE STATUTES OF THE STATE OF
FLORIDA, AND THE LAWS OF THE UNITED STATES, TOGETHER WITH ALL RIGHTS
POWERS AND PRIVILEGES INCIDENT THERETO.

ARTICLE III: CAPITAL STOCK

THE CAPITAL STOCK OF THE CORPORATION SHALL CONSIST OF ONE HUNDRED
(100) SHARES OF A PAR VALUE OF ONE (\$1.00) DOLLAR EACH, WHICH STOCK
SHALL BE PAID FOR IN CASH, REAL OR PERSONAL PROPERTY OR IN SERVICES.
THE VALUE OF EACH SUCH REAL OR PERSONAL PROPERTY OR SERVICES SHALL BE
FIXED BY THE BOARD OF DIRECTORS OF SAID CORPORATION, AND THE STOCK
SHALL BE ISSUED ON THE VALUE SO FIXED. ALL STOCK SHALL BE FULLY PAID
FOR AND NON-ASSESSABLE.

ARTICLE IV: TERM OF EXISTENCE

THIS CORPORATION SHALL HAVE PERPETUAL EXISTENCE UNLESS IT BE
DISSOLVED BY ACTION OF LAW.

ARTICLE V: PLACE OF BUSINESS
INITIAL REGISTERED OFFICE
INITIAL REGISTERED AGENT

THE INITIAL REGISTERED OFFICE AND PLACE OF BUSINESS OF THIS CORPORATION
IN THE STATE OF FLORIDA IS:

PLACE OF BUSINESS

5930 NW 53RD STREET
CORAL SPRINGS FL 33067

REGISTERED OFFICE

5930 NW 53RD STREET
CORAL SPRINGS FL 33067

THE INITIAL REGISTERED AGENT IS:

JOHN A GLEASON
5930 NW 53RD STREET
CORAL SPRINGS FL 33067

ARTICLE VI: DIRECTOR

THIS CORPORATION SHALL HAVE ONE DIRECTOR INITIALLY. THE NUMBER
OF DIRECTORS MAY BE CHANGED FROM TIME TO TIME AS THE STOCKHOLDERS
DESIRE, IN ACCORDANCE WITH THE BY-LAWS HEREOF.

ARTICLE VII: INITIAL DIRECTORS

THE NAME AND STREET ADDRESS OF THE FIRST BOARD OF DIRECTORS IS AS
FOLLOWS:

NAME	ADDRESS
JOHN A GLEASON	5930 NW 53RD STREET CORAL SPRINGS FLORIDA 33067

ARTICLE VIII: SUBSCRIBERS

THE NAME AND STREET ADDRESS OF THE SUBSCRIBERS TO THESE ARTICLES OF INCORPORATION IS AS FOLLOWS:

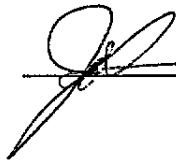
NAME	ADDRESS
JOHN A GLEASON	5930 NW 53RD STREET CORAL SPRINGS FLORIDA 33067

ARTICLE IX: AMENDMENT

THESE ARTICLES OF INCORPORATION MAY BE AMENDED IN THE MANNER PROVIDED BY LAW. EVERY AMENDMENT SHALL BE APPROVED BY THE BOARD OF DIRECTORS, PROPOSED BY THEM TO THE STOCKHOLDERS, AND APPROVED AT A STOCKHOLDERS MEETING BY A MAJORITY OF THE STOCKHOLDERS.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND SEAL THIS

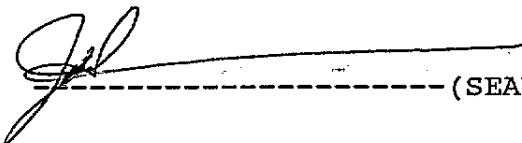
24th DAY OF December, 1997

 _____ (SEAL)

I, JOHN A GLEASON, UNDERSIGNED DO ACKNOWLEDGE THAT I AM FAMILIAR WITH DUTIES AND RESPONSIBILITIES AS A REGISTERED AGENT FOR A

CORPORATION, AND AS SUCH, DO HEREBY ACCEPT AS REGISTERED AGENT FOR

AVERY REALESTATE MANAGEMENT, INC.


----- (SEAL)

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DIVISION OF CORPORATIONS
TALLAHASSEE, FLORIDA

STATE OF FLORIDA)

) ss:

COUNTY OF BROWARD)

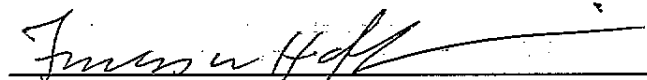
I HEREBY CERTIFY THAT ON THIS DATE, BEFORE ME, A NOTARY PUBLIC
DULY AUTHORIZED IN THE STATE AND COUNTY ABOVE NAMED TO TAKE
ACKNOWLEDGEMENTS, PERSONALLY APPEARED

JOHN A GLEASON

TO ME KNOWN TO BE THE PERSON DESCRIBED AS SUBSCRIBER IN AND WHO DID
EXECUTE THE FOREGOING ARTICLES OF INCORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THIS 8th DAY OF

December, 1997.



NOTARY PUBLIC - STATE OF FLORIDA

MY COMMISSION EXPIRES:



FREDERICK W. HOFFMEIER
MY COMMISSION # CC332268 EXPIRES
December 18, 1997
BONDED THRU TROY FAIR INSURANCE, INC.

STATE OF FLORIDA)

) ss:

COUNTY OF BROWARD)

I HEREBY CERTIFY THAT ON THIS DATE, BEFORE ME, A NOTARY PUBLIC,
DULY AUTHORIZED IN THE STATE AND COUNTY ABOVE NAMED TO TAKE
ACKNOWLEDGEMENTS, PERSONALLY APPEARED

JOHN A GLEASON

TO ME KNOWN TO BE THE PERSON DESCRIBED AS REGISTERED AGENT AND WHO
DID HEREBY ACCEPT AS REGISTERED AGENT.

WITNESS MY HAND AND OFFICIAL SEAL THIS 8th DAY OF

December, 1997.

Frederick W. Hoffmeier
NOTARY PUBLIC - STATE OF FLORIDA

MY COMMISSION EXPIRES:



FREDERICK W. HOFFMEIER
MY COMMISSION # CC332268 EXPIRES
December 18, 1997
BONDED THRU TROY FAIN INSURANCE, INC.