

RICHARD R. COOK

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January 12, 1998

Secretary of State
Division of Corporations
P.O. Box 6327
Tallahassee, FL. 32314

Dear Madam:

RE: Buckner Real Real Estate, Inc.

Enclosed are the Articles of Incorporation and a check for \$122.50 for filing and for a certified copy of same.

Thanks!

Sincerely,



RICHARD R. COOK
Florida Bar #254134

FILED
98 JAN 14 AM 8:07
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

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-01/14/98--01066--013

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ARTICLES OF INCORPORATION
OF
BUCKNER REAL ESTATE, INC.

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

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98 JAN 14 AM 8:07
STATE OF FLORIDA
TALLAHASSEE

ARTICLE I. NAME

The name of the corporation shall be Buckner Real Estate, Inc.

ARTICLE II. NATURE OF BUSINESS

This corporation may engage or transact in any or all lawful activities or business 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 maximum number of shares of stock that this corporation is authorized to have outstanding at any one time is 1,000 shares of common stock having a par value of \$1.00 per share.

The street address of the initial registered office of the corporation shall be 117 W. Howry Ave., DeLand, Florida and the name of the initial registered agent of the corporation at that address is Lisa Purdy Buckner, the mailing address of the Corporation shall be P.O. Box 966, DeLand, FL 32721-0966.

ARTICLE V. TERM OF EXISTENCE

This corporation is to exist perpetually.

ARTICLE VI. 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 at the price at which it is offered to others.

ARTICLE VII. SPECIAL PROVISIONS

It is the intent of the incorporator that this corporation will qualify under the Section 1244 of the Internal Revenue Code and that the corporation will file as a Subchapter S Corporation.

ARTICLE VIII. DIRECTORS

This corporation shall have no directors initially.

ARTICLE IX. OFFICERS

The officers of the corporation shall be elected by the shareholders at the organizational meeting.

ARTICLE X. SUBSCRIBER

The name and street address of the subscriber to these Articles of Incorporation is:

Lisa Purdy Buckner
117 W. Howry Ave.
DeLand, Florida 32720

IN WITNESS WHEREOF, the undersigned has hereunto set his hand and seal on this 9th day of January, 1998.

Lisa Purdy Buckner (SEAL)
Lisa Purdy Buckner

State of Florida)
County of Volusia)

The foregoing instrument was acknowledged before me this 9th day of January, 1998, by Lisa Purdy Buckner, who is personally known to me and who did take an oath.

Notary
Title

Richard R Cook
Notary Signature

CC465702
Serial Number



RICHARD R. COOK
MY COMMISSION # CC465702 EXPIRES
May 21, 1999
BONDED THRU TROY FAIR INSURANCE, INC.

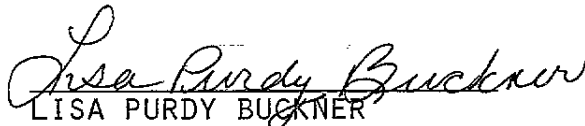
RICHARD R. COOK
Notary Name Printed
Commission expires: 5/21/99

ACCEPTANCE BY REGISTERED AGENT
BUCKNER REAL ESTATE, INC.

HAVING BEEN NAMED RESIDENT AGENT AND TO ACCEPT SERVICE OF
PROCESS FOR THE ABOVE NAMED CORPORATION AT THE PLACE
DESIGNATED IN THESE ARTICLES OF INCORPORATION, I HEREBY
ACCEPT THE APPOINTMENT AS REGISTERED AGENT AND AGREE TO
ACT IN THIS CAPACITY, I FURTHER AGREE TO COMPLY WITH THE
PROVISIONS OF ALL STATUTES RELATING TO THE PROPER AND
COMPLETE PERFORMANCE OF MY DUTIES, AND I AM FAMILIAR WITH
AND ACCEPT THE OBLIGATIONS OF MY POSITION AS REGISTERED
AGENT.

JANUARY 9, 1998

RESIDENT AGENT


LISA PURDY BUCKNER

FILED
98 JAN 14 AM 8:07
SECRETARY OF STATE
TALLAHASSEE, FLORIDA