



THE UNITED STATES
CORPORATION
COMPANY

ACCOUNT NO. : 072100000032

REFERENCE : 678467 10258A

AUTHORIZATION :

COST LIMIT : \$ PREPAID

ORDER DATE : January 22, 1998

ORDER TIME : 5:03 PM

ORDER NO. : 678467-005

CUSTOMER NO: 10258A

CUSTOMER: Dennis S. Silver, Esq
DENNIS S. SILVER, ESQ

Suite B
2250 Gulf Gate Drive
Sarasota, FL 34231

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-01/23/98--01007--003
*****70.00 *****70.00

DOMESTIC FILING

NAME: HAMMOND & HIGGINS REALTY, INC.

EFFECTIVE DATE:

XXXXX ARTICLES OF INCORPORATION
 CERTIFICATE OF LIMITED PARTNERSHIP

PLEASE RETURN THE FOLLOWING AS PROOF OF FILING:

 CERTIFIED COPY
XXXXX PLAIN STAMPED COPY
 CERTIFICATE OF GOOD STANDING

CONTACT PERSON: Stacy L Earnest

EXAMINER'S INITIALS:

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS
98 JAN 23 AM 10:19

RECEIVED
98 JAN 23 11:45
DIVISION OF CORPORATIONS

EFFECTIVE DATE

02/01/98

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS
98 JAN 23 AM 10:19

ARTICLES OF INCORPORATION
OF

HAMMOND & HIGGINS REALTY, INC.

ARTICLE I: NAME

The name of this corporation is Hammond & Higgins Realty, Inc.

ARTICLE II: TERM

This corporation shall commence to exist on February 1, 1998 and shall exist perpetually or until legally dissolved.

ARTICLE III: PURPOSE

This corporation is organized for the following purposes:

To engage in the listing, advertising, leasing and selling of real property for clients, and to engage in conducting any or all lawful business, and doing all acts and things as are incidental to the foregoing purposes or necessary or convenient to carry on the business of the corporation or to effect or promote the purposes for which the corporation is formed.

ARTICLE IV: CAPITAL STOCK

This corporation is authorized to issue 100 shares of \$1.00 par value common stock.

ARTICLE V: INITIAL BUSINESS OFFICE

The street address of the initial business office of this corporation is 7280 South Tamiami Trail, Sarasota, Florida, 34231, and the mailing address is the same.

ARTICLE VI: INITIAL REGISTERED OFFICE

The street address of the initial registered office of this corporation is 7280 South Tamiami Trail, Sarasota, Florida, 34231.

ARTICLE VII: INITIAL REGISTERED AGENT

The name of the initial registered agent of this corporation is Richard D. Baker, whose address is 7280 South Tamiami Trail, Sarasota, Florida, 34231.

ARTICLE VIII: DIRECTORS

This corporation shall have no directors initially.

ARTICLE IX: MANAGEMENT OF CORPORATION

All corporate powers shall be exercised by, or under the authority of, and the business and affairs of this corporation shall be managed under the direction of, the officers of this corporation.

ARTICLE X: OFFICERS

The names and addresses of the initial officers of the corporation, who shall hold office for the first year of the corporation, or until their successors are elected or appointed are:

Richard D. Baker, whose address is 7280 South Tamiami Trail, Sarasota, Florida, 34231, shall serve as President.

Adah H.M. Baker, whose address is 7280 South Tamiami Trail, Sarasota, Florida, 34231, shall serve as Secretary and Treasurer. Susanne H.B. Gonzalez, whose address is 3227 O'Hara Drive, New Port Richey, Florida, 34655, shall serve as Vice President.


ARTICLE XI: INCORPORATORS

The names and addresses of the persons signing these Articles is: Richard D. Baker, whose address is 7280 South Tamiami Trail, Sarasota, Florida, 34231, Adah H.M. Baker, whose address is 7280 South Tamiami Trail, Sarasota, Florida, 34231, and Susanne H.B. Gonzalez, whose address is 3227 O'Hare Drive, New Port Richey, Florida, 34655.

ARTICLE XII: AMENDMENT

This corporation reserves the right to amend or repeal any provisions contained in these Articles of Incorporation, or any amendment thereof, and any right conferred upon the shareholders is subject to this reservation.

IN WITNESS WHEREOF, the undersigned subscribers have executed these Articles of Incorporation this 18th day of January, 1998.


Richard D. Baker
Incorporator

Adah H.M. Baker

Adah H.M. Baker
Incorporator

Susanne H.B. Gonzalez

Susanne H.B. Gonzalez
Incorporator

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this
18th day of January, 1998, by Richard D. Baker, who is personally
known to me or who has produced a Florida driver's license as
identification.

NOTARY PUBLIC:

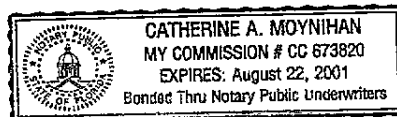


Catherine A. Moynihan
Catherine A. Moynihan
My commission expires:

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this
18th day of January, 1998, by Adah H.M. Baker, who is personally
known to me or who has produced a Florida driver's license as
identification.

NOTARY PUBLIC:

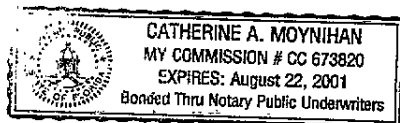


Catherine A. Moynihan
Catherine A. Moynihan
My commission expires:

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this 18th day of January, 1998, by Susanne H.B. Gonzalez, who is personally known to me or who has produced a Florida driver's license as identification.

NOTARY PUBLIC:



Catherine A. Moynihan
Catherine A. Moynihan
My commission expires:

CONSENT OF REGISTERED AGENT

Having been named as registered agent for this corporation at the registered office designated in the foregoing Articles of Incorporation, the undersigned accepts the designation.

Richard D. Baker
Richard D. Baker

baker.inc

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS
98 JAN 23 AM 10:19