

MARIAN PEARLMAN NEASE

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P98000021436

March 4, 1998

VIA FEDERAL EXPRESS

Secretary of State  
Division of Corporations  
409 E. Gaines Street  
Tallahassee, Florida 32399

500002448045--6

Re: Ancon Properties Corporation

-03/05/98--01045--005

\*\*\*\*\*70.00 \*\*\*\*\*70.00

Dear Sir/Madam:

Enclosed are the Articles of Organization for Ancon Properties Corporation, together with a check in the amount of \$70.00 for the filing fees. Please stamp and return a copy in the enclosed envelope. Thank you.

Very truly yours,

*Marian Pearlman Nease*

MARIAN PEARLMAN NEASE  
Enclosure

FILED  
98 MAR -5 PM 12:01  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

3/6/98-T.M.

ARTICLES OF INCORPORATION  
OF

ANCON PROPERTIES CORPORATION

In compliance with the requirements of F.S. Chapter 607, undersigned, being a natural person, does hereby act as an incorporator in adopting and filing the following articles of incorporation for the purpose of organizing a business corporation.

SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

98 MAR -5 PM 12:01

FILED

ARTICLE I

The name of the corporation ("Corporation") is ANCON PROPERTIES CORPORATION.

ARTICLE II

The existence of the corporation shall begin on the date of its incorporation by the State of Florida.

ARTICLE III

The street address of the principal office of the Corporation is 3711 N. Ocean Blvd., Fort Lauderdale, Florida 33308.

ARTICLE IV

The maximum number of shares this Corporation is authorized to issue is One Thousand (1000), all of which shall be Common Shares. All Common Shares shall be identical with each other in every respect and the holders of Common Shares shall be entitled to one vote for each share on all matters on which shareholders have the right to vote.

ARTICLE V

The initial street address of the Corporation's registered office is Suite 801, 5355 Town Center Road, Boca Raton, Florida 33486. The initial registered agent for the Corporation at that address is Marian Pearlman Nease.

ARTICLE VI

The initial board of directors shall consist of two members. The names and addresses of the persons who will serve on the initial board of directors are:

Name	Address
John Wagner	3711 N. Ocean Blvd. Fort Lauderdale, FL 33308
William Polidoro	3711 N. Ocean Blvd. Fort Lauderdale, FL 33308

#### ARTICLE VII

The name and street address of the person signing these articles of incorporation is:

Name	Address
Marian Pearlman Nease	5355 Town Center Road Suite 801 Boca Raton, Florida 33486

#### ARTICLE VIII

The corporation shall indemnify its directors, officers, employees, and agents to the fullest extent permitted by law.

IN WITNESS WHEREOF, the undersigned incorporator has executed these articles of incorporation this 4th day of March, 1998.

Marian Pearlman Nease  
Name: Marian Pearlman Nease

#### ACCEPTANCE OF REGISTERED AGENT

Having been named to accept service of process for ANCON PROPERTIES CORPORATION, at the place designated in the Articles of Incorporation, the undersigned is familiar with and accepts the obligations of that position pursuant to F.S. 607.0501(3).

Marian Pearlman Nease  
Name: Marian Pearlman Nease

Date: March 4, 1998

**FILED**  
98 MAR -5 PM 12:01  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA