

JEFFREY P. SELBACH
ATTORNEY AT LAW
2401 EAST ATLANTIC BOULEVARD
GREAT WESTERN BANK BUILDING, SUITE 400
POMPANO BEACH, FLORIDA 33062

TELEPHONE (954) 788-0028
FACSIMILE (954) 782-1552

P980000026154
March 19, 1998

Division of Corporations
Post Office Box 6327
Tallahassee, FL 32314

800002461838--3
-03/19/98--01030--011
****122.50 ****122.50

RE: Articles of Incorporation-Broomfield Property, Inc.

Dear Secretary of State:

Enclosed please find the Articles of Incorporation and Acceptance of Resident Agent for Broomfield Property, Inc. to be filed. Also enclosed is a check in the amount of \$122.50 to cover the filing fee, registered agent designation and certified copy.

I have enclosed a self addressed stamped envelope in which I would like the certified copy mailed to me. If you have any questions concerning this correspondence, please do not hesitate to contact me at the telephone number listed above.

Very truly yours,

Jeffrey P. Selbach

Jeffrey P. Selbach, Esquire

Enc.

FILED
98 MAR 19 AM 10:30
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

98-3-20-98

**ARTICLES OF INCORPORATION
OF
BROOMFIELD PROPERTY, INC.**

FILED
98 MAR 19 AM 10:30
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

The undersigned incorporator hereby forms a corporation under Chapter 607 of the laws of the State of Florida.

ARTICLE I. NAME

The name of the corporation shall be:

BROOMFIELD PROPERTY, INC.

The address of the principal office of this corporation shall be Palm-Aire Plaza, 2700 W. Atlantic Boulevard, Suite 200-35, Pompano Beach, FL 33069, and the mailing address of the corporation shall be the same.

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 \$1.00 par value per share.

ARTICLE IV. PREEMPTIVE RIGHTS GRANTED

Each shareholder of any class of stock of this corporation shall be entitled to full preemptive rights to purchase any unissued or treasury shares of the corporation and any securities of the Corporation convertible into or carrying a right to subscribe to or acquire shares of any such unissued or treasury shares.

ARTICLE V. REGISTERED AGENT

The street address of the initial registered office of the corporation shall be Palm-Aire Plaza, 2700 W. Atlantic Blvd., Suite 200-35, Pompano Beach, FL 33069, and the name of the initial registered agent of the corporation at that address is Bernard Broomfield.

ARTICLE VI. TERM OF EXISTENCE

This corporation is to exist perpetually.

ARTICLE VII. DIRECTORS

All corporate powers shall be exercised by or under the authority of, and the business and affairs of the corporation managed under the direction of its Board of Directors, subject to any limitation set forth in these Articles of incorporation. This corporation shall have one Director, initially. The name and address of the initial member of the Board of Directors is :

Bernard Broomfield
Dir.

8440 NW 45th Manor
Coral Springs, Florida 33065

ARTICLE VIII. OFFICERS

The name and address of the initial officer of the corporation who shall hold office for the first year of the corporation, or until their successors are elected or appointed are:

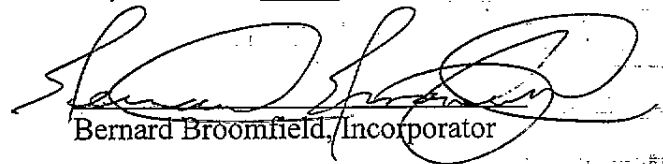
Bernard Broomfield	8440 NW 45 th Manor
Pres, Sec.	Coral Springs, FL 33065

ARTICLE IX. INCORPORATOR

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

Bernard Broomfield	8440 NW 45 th Manor
	Coral Springs, FL 33065

IN WITNESS WHEREOF, I have subscribed my name this 17th day of March, 1998.


Bernard Broomfield, Incorporator

COUNTY OF BROWARD

BERNARD BROOMFIELD

WITNESS my hand and official seal in the County and State named above this 17th day of March, 1998.

Jeffrey P. Elbach
NOTARY PUBLIC

Jeffrey P Solbach
My Commission CC592714
Expires Oct. 13, 2000

Jeffrey P. Selbach
Name of Notary Public
Typed, printed or stamped

Type of Identification

ACCEPTANCE OF REGISTERED AGENT
DESIGNATED IN THE ARTICLES OF INCORPORATION

BERNARD BROOMFIELD an individual residing in this state having a business office identical with the registered office of the corporation named below, and having been designated as the Registered Agent in the above and foregoing Articles of Incorporation of BROOMFIELD PROPERTY, INC., is familiar with and accepts the obligations of the position of registered Agent under 607.0505, Florida Statutes.

By 
BERNARD BROOMFIELD

FILED
98 MAR 19 AM 10:30
SECRETARY OF STATE
TALLAHASSEE, FLORIDA