

P98000057203
The Law Offices of
HOWARD J. MILCHMAN, P.A.

9600 West Sample Road
Suite 205
Coral Springs, FL 33065
Telephone 954-753-8070
Fax 954-753-9303

June 23, 1998

VIA FEDERAL EXPRESS

Division of Corporations
409 East Gaines Street
Tallahassee, Florida 32399

100002571061--6
-06/24/98--01051--023
****140.00 *****70.00

Re: 1st West Realty Group, Inc.
The Accounting Offices of Jerold Kaniuk, P.A.

Gentlemen:

Please find enclosed herewith the following documents in order to facilitate the incorporation of the above referenced corporations:

1. Original Articles of Incorporation and one copy thereof for each entity;
2. A check in the amount of \$140.00 made payable to the Florida Department of State for the filing fees.

Also enclosed is a return Federal Express envelope in order to return the stamped, filed copies of the Articles of Incorporation to the undersigned. If you require anything further or encounter any difficulties, please do not hesitate to contact the undersigned.

Thank you for your attention to the foregoing.

Sincerely,


HOWARD J. MILCHMAN
For the Firm

HJM:smr
Enclosures

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

98 JUN 24 AM 9:43

APPROVED
AND
FILED

B. BROCK JUN 26 1998

ARTICLES OF INCORPORATION
OF
1st WEST REALTY GROUP INC.

98 JUN 24 AM 9:43
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

APPROVED
AND
FILED

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:

1st WEST REALTY GROUP INC.

The address of the principal office of this corporation shall be c/o Howard J. Milchman, P.A., 9600 West Sample Road, Suite 205, Coral Springs, Florida 33065 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. REGISTERED AGENT

The street address of the initial registered office of the corporation shall be 9600 West Sample Road, Suite 205, Coral Springs, Florida 33065, and the name of the initial registered agent of the corporation at that address is Howard J. Milchman, P.A.

ARTICLE V. TERM OF EXISTENCE

This corporation is to exist perpetually.

ARTICLE VI. 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. The corporation shall have one officer and director, initially. The name and address of the initial officer and director is:

Jerold Kaniuk
President/Director

9600 West Sample Road, Suite 205
Coral Springs, Florida 33065

ARTICLE VII. INCORPORATOR

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

Howard J. Milchman, P.A.
9600 West Sample Road, Suite 205
Coral Springs, Florida 32301

IN WITNESS WHEREOF, the undersigned has hereunto set his hand and seal on
this 15 day of June, 1998.

HOWARD J. MILCHMAN, P.A.

By: 

Howard J. Milchman, Esquire

**ACCEPTANCE OF REGISTERED AGENT
DESIGNATED IN ARTICLES OF INCORPORATION**

HOWARD J. MILCHMAN, P.A., a Florida corporation authorized to transact
business in this State, having a business office identical with the registered office of the
corporation named above, and having been designated as the Registered Agent in the
above and foregoing Articles, is familiar with and accepts the obligations of the position of
Registered Agent under Section 607.0505, Florida Statutes.

HOWARD J. MILCHMAN, P.A.

By: 

Howard J. Milchman, Esquire

**ASSIGNMENT BY THE SOLE INCORPORATOR
OF THE ARTICLES OF INCORPORATION OF
1st WEST REALTY GROUP INC.**

Howard J. Milchman, P.A., as sole incorporator, for value received hereby assigns
any and all rights it may have as such incorporation to the following:

Jerold Kaniuk

Dated this 15 day of June, 1998

HOWARD J. MILCHMAN, P.A.

By: 

Howard J. Milchman, Esquire

APPROVED
AND
FILED
98 JUN 24 AM 9:43
SECRETARY OF STATE
TALLAHASSEE, FLORIDA