

Ronald L. Platt, Esq.
ATTORNEY AT LAW



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July 6, 1998

Secretary of State
Division of Corporation
409 East Gaines Street
Tallahassee, FL. 32399

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-07/09/98--01021--004
****122.50 ****122.50

ATTN: For Profit - New Filing

Dear Sir:

Enclosed please find 2 original sets of the Article of Incorporation and Certificate of Resident Agent for the following for profit corporation:

Integrity Title of Ft. Lauderdale, Inc.

My check for \$122.50 is enclosed for the filing fee. Please return a certified copy to me at your earliest convenience.

Sincerely,

RONALD L. PLATT, Esq.

RLP/eg
encls:

FILED
98 JUL -9 AM 10:23
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

T. SMITH JUL 10 1998

ARTICLES OF INCORPORATION
OF
Integrity Title of Ft. Lauderdale, Inc.
A Florida Corporation

FILED
98 JUL -9 AM 10:23
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

The undersigned hereby makes, subscribes, acknowledges,
and files the following Articles of Incorporation:

ARTICLE I

The name of the corporation shall be:

Integrity Title of Ft. Lauderdale, Inc.,

ARTICLE II

The street address in this State of the principal office
of this corporation shall be: 3099 E. Commercial Blvd.
Ft. Lauderdale, FL. 33308

ARTICLE III

The corporation shall have perpetual existence, commencing
on the date of the filing of these Articles of Incorporation.

ARTICLE IV

The general nature of the business to be conducted by this
corporation shall be to own and operate a title insurance agency
and further:

1. To engage in any and all lawful businesses, trades,
occupations and professions.
2. To contract debts and borrow money, issue and sell
or pledge bonds, debentures, notes and other evidences of
indebtedness and execute such mortgage transfers of corporate
property or other instruments to secure the payment of
corporation indebtedness as may be required.
3. To purchase the corporate assets of any other
corporation and engage in the same or other character of business.

4. To enter into, make, perform and carry out contracts and agreements of every kind and for every lawful purpose without limit as to amount with any person, firm, association or corporation, and to transact any further and other business necessarily connected with the purpose of this corporation or calculated to facilitate the same.

5. To carry on any or all of its operations and businesses, and to promote its purposes within the State of Florida or elsewhere, without restrictions as to place or amount; and to use, exercise and enjoy all of the general powers of like corporations.

6. To do any or all of the things herein set forth to the same extent as natural persons might or could do, and in any part of the world as principals, agents, contractors or otherwise, allows, or in company with others, and to do and perform all such other things and acts as may be necessary, profitable or expedient in carrying on any of the business or acts above named.

7. To do all things enumerated, set forth and authorized by Florida Statutes 1975, Section 607.011.

ARTICLE V

The maximum number of shares of stock that this corporation is authorized to have outstanding at any time shall be as follows:

1000	shares of common stock at
\$1.00	per share, par value

The entire voting power of the corporation shall be vested in the common stockholders, and each share of common stock shall be entitled to one vote, as shall be more fully set forth and determined in the By-Laws of this corporation. Other rights and interest accruing to each share of common stock which are not contained in these Articles of Incorporation shall be more fully determined and set forth in the By-Laws.

ARTICLE VI

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 rata share thereof (as nearly as may be done without issuance of fractional shares at the price at which it is offered to others).

ARTICLE VII

This corporation shall have three(3) directors initially. The number of directors may be either increased or diminished from time to time by the By-Laws but shall never be less than three

. The names and addresses of the initial directors of this corporation are:

<u>NAME</u>	<u>ADDRESS</u>
Ronald L. Platt	2530 N.E. 33rd St. Lighthouse Point, FL. 33064
James M. Balistreri	2520 N.E. 32nd Ct. Lighthouse Point, FL. 33064
Joseph E. Balistreri	3311 N.E. 27th Ave. Lighthouse Point, FL. 33064

ARTICLE VIII

The names and street addresses of the officers of this corporation who shall hold office for the first year or until their successors are chosen are:

<u>NAME AND ADDRESS</u>	<u>OFFICE HELD</u>
Ronald L. Platt 2530 N.E. 33rd St. Lighthouse Point, FL. 33064	President
James M. Balistreri 2520 N.E. 32nd Ct. Lighthouse Point, FL. 33064	Vice President/Treasurer
Joseph E. Balistreri 3311 N.E. 27th Ave Lighthouse Point, FL. 33064	Secretary

ARTICLE IX

The street address of the initial registered office is
3099 E. Commercial Blvd.

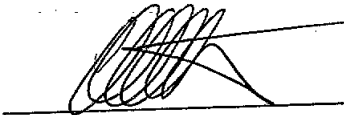
Ft. Lauderdale, FL. 33308

and the name of the initial registered agent of this corporation
at that address is RONALD L. PLATT

ARTICLE X

The name and address of the subscriber to those Articles of
Incorporation is as follows: Ronald L. Platt
2530 N.E. 33rd St.
Lighthouse Point, FL. 33064

IN WITNESS WHEREOF, the subscriber has affixed his signature,
this 3rd day of July, 1998

 (SEAL)

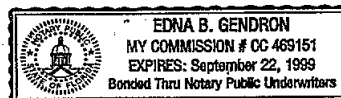
STATE OF FLORIDA)
COUNTY OF PALM BEACH) SS:

BEFORE ME, the undersigned authority, personally appeared
RONALD L. PLATT, who, after being duly sworn, acknowledged
that he executed the foregoing Articles of Incorporation for the
purposes therein expressed.

DATED at Boca Raton, Palm Beach County, Florida, this 3rd
day of July, 1998.


Notary Public/State of Florida

My Commission Expires:



ACKNOWLEDGMENT OF REGISTERED AGENT:

Having been named to accept service of process for Integrity
Title of Ft. Lauderdale, Inc., a Florida corporation,
at the place designated in the foregoing Articles of Incorporation,
I hereby accept to act in this capacity, and agree to comply with
the provisions of said Act, relative to keeping open said office.

 (SEAL)
RONALD L. PLATT
REGISTERED AGENT


CERTIFICATE DESIGNATING PLACE
OF BUSINESS OR DOMICILE FOR
THE SERVICE OF PROCESS WITHIN
THIS STATE, NAMING AGENT UPON
WHOM PROCESS MAY BE SERVED

In pursuant of Chapter 48.091, Florida Statutes, the following is submitted in compliance with said Act.

First that Integrity Title of Ft. Lauderdale, Inc.,
desiring to organize under the laws of the State of Florida
with its principal office, as indicated in the Articles of Incorporation, at the City of Ft. Lauderdale, County of
Broward, State of Florida, has named RONALD L. PLATT
located at 3099 E. Commercial Blvd.
Ft. Lauderdale, FL. 33308, County of Broward, State
of Florida, as its agent to accept service of process within
this State.

ACKNOWLEDGMENT: (MUST BE SIGNED BY DESIGNATED AGENT)

Having been named to accept service of process for the above stated corporation, at the place designated to this Certificate, I hereby accept to act in this capacity, and agree to comply with the provisions of said Act relative to keeping open said office.


Resident Agent
RONALD L. PLATT

FILED
98 JUL -9 AM 10:23
SECRETARY OF STATE
TALLAHASSEE, FLORIDA