

P98000101694
Law Offices of Dvora M. Weinreb, P.A.

THE CENTRE
9900 STIRLING ROAD
SUITE 230
COOPER CITY, FL 33024
TELEPHONE (954) 433-2100
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DVORA M. WEINREB
FLORIDA BAR

OF COUNSEL:
STUART SLUTSKY
FLORIDA BAR & NY BAR

December 2, 1998

Corporate Records Bureau
Division of Corporations
Department of State
409 E. Gaines Street
Tallahassee, FL 32399

300002701883--4
-12/03/98--01076--004
****122.50 *****78.75

Re: Incorporation of TRANSITION TITLE, INC.

Dear Sir/Madam:

EFFECTIVE DATE
Jan 1, 1999

Enclosed please find the following:

- 1) Original and one (1) copy of Articles of Incorporation of the above captioned Corporation containing the Registered Agent Designation.
- 2) A check in the amount of \$122.50 made payable to your order, representing the following fees:

Filing Fee\$35.00;
Certificate Under Seal\$52.50;
Registered Agent Designation\$35.00.

TOTAL ENCLOSED \$122.50

FILED
98 DEC -3 AM 8:12
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

Please return copies of the Certificate Under Seal and clocked in Articles of Incorporation once registered.
A return envelope is enclosed for your convenience. →

Thank you for your cooperation in this regard.

Very truly yours,

*Please use the
prepared Fed Ex envelope.
Thanks!*

DVORA WEINREB

*DMP
12/8/98*

ARTICLES OF INCORPORATION

OF

TRANSITION TITLE, INC.

FILED

98 DEC -3 AM 8:12

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

The undersigned incorporators, for the purposes of forming a corporation under the Florida Business Corporations Act, hereby adopt(s) the following Articles of Incorporation:

ARTICLE ONE
NAME AND PRINCIPAL ADDRESS

EFFECTIVE DATE

Jan 1, 1999

The name of the corporation shall be TRANSITION TITLE, INC.. The Principal address of the Corporation will be 9900 Stirling Road, Suite 202, Cooper City, Florida 33024.

ARTICLE TWO
DURATION

This corporation shall have perpetual existence commencing on January 1, 1999.

ARTICLE THREE
PURPOSE

The corporation may transact any and all lawful business for which corporations may be incorporated under Florida law.

ARTICLE FOUR
CAPITAL STOCK

The number of shares of stock that this Corporation is authorized to have outstanding at any one time is one thousand (1,000) shares at \$1.00 par value. Five Hundred shares shall be voting stock and Five Hundred shares shall be non-voting stock.

ARTICLE FIVE
PRE-EMPTIVE RIGHTS

Every shareholder, upon the sale for cash of any new stock of this corporation shall have the right to purchase his prorata share thereof (as nearly as may be done without issuance of fractional shares) at the price at which it is offered to others.

ARTICLE SIX
REGISTERED OFFICE AND AGENT

The street address of the initial registered office of this corporation is 9900 Stirling Road, Suite 230, Cooper City, Florida 33024 and the name of the initial registered agent at that address is Dvora Weinreb, Esquire.

ARTICLE SEVEN
INCORPORATORS

The name and address of each person signing these Articles is:

<u>NAME</u>	<u>ADDRESS</u>
Anat Goldstein	<u>4101 N. 42nd Terrace</u> <u>Hollywood, Florida 33021</u>
Dvora Weinreb	11011 Nautilus Drive Cooper City, Florida 33026

ARTICLE EIGHT
INDEMNIFICATION

The corporation shall indemnify any officer or director, or any former officer or director, to the full extent permitted by law.

ARTICLE NINE
AMENDMENT

This corporation reserves the right to amend or repeal any provision contained in these Articles of Incorporation, or any amendment hereto, 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 30th day of November, 1998.

Anat Goldstein
Anat Goldstein, Subscriber

Dvora Weinreb
Dvora Weinreb, Subscriber

STATE OF FLORIDA)
COUNTY OF BROWARD)


The foregoing instrument was acknowledged before me this 30th day of November, 1998, by ANAT GOLDSTEIN who is personally known to me or who has produced _____ as identification.

 DVORA WEINREB
COMMISSION # CC 573787
EXPIRES SEP 30, 2000
BONDED THRU
ATLANTIC BONDING CO. INC.

Dvora Weinreb
NOTARY PUBLIC
DVORA WEINREB

STATE OF FLORIDA)
COUNTY OF BROWARD)

The foregoing instrument was acknowledged before me this 2 day of December, 1998, by DVORA WEINREB who is personally known to me or who has produced _____ as identification.

 Gregory Ebenfeld
My Commission CC849852
Expires June 15, 2001

Gregory Ebenfeld
NOTARY PUBLIC

My commission expires:

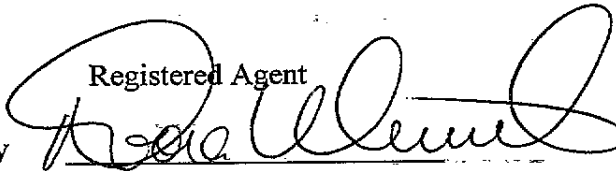
Certificate Designating Place of Business or Domicile for the Service of Process Within This State,
Naming Agent Upon Whom Process May be Served

In compliance with Section 48.091, Florida Statutes, the following is submitted:

That TRANSITION TITLE, INC., desiring to organize under the laws of the State of Florida, with its principal office, as indicated in the Articles of Incorporation at 9900 Stirling Road, Suite 202, Cooper City, County of Broward, State of Florida, has named DVORA WEINREB, ESQUIRE located at 9900 Stirling Road, Suite 230, Cooper City, County of Broward, State of Florida, as its agent to accept service of process within this state.

ACKNOWLEDGMENT:

I hereby certify that I am familiar with and accept the duties and responsibilities as registered agent for said Corporation.

Registered Agent
By 
DVORA WEINREB

FILED
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SECRETARY OF STATE
TALLAHASSEE, FLORIDA