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SHELL, FLEMING, DAVIS & MENGE

ATTORNEYS AT LAW

PENSACOLA, FLORIDA 32598-1831

THURSTON A. SHELL  
FLETCHER FLEMING  
ROLLIN D. DAVIS, JR.  
BOARD CERTIFIED REAL ESTATE LAWYER  
M. J. MENGE  
DANNY L. KEPNER  
BOARD CERTIFIED CIVIL TRIAL LAWYER  
CHARLES L. HOFFMAN, JR.  
STEPHEN B. SHELL  
MAUREEN DUIGNAN  
BOARD CERTIFIED CRIMINAL TRIAL LAWYER  
ALSO LICENSED IN NEW YORK  
JAN SHACKELFORD  
PAUL W. GROOM II  
JOHN B. TRAWICK  
BRADEN K. BALL, JR.

POST OFFICE BOX 1831  
226 PALAFOX PLACE  
NINTH FLOOR SEVILLE TOWER  
AREA CODE 850  
TELEPHONE 434-2411  
FAX # 435-1074

December 1, 1998

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Corporate Records Bureau  
Division of Corporations  
Department of State  
Post Office Box 6327  
Tallahassee, Florida 32314

RE: *Baars Rental Management, Inc.*

Dear Ladies:

Enclosed please find the original and one copy of the Articles of Incorporation for the above corporation. Please file the original Articles and return a certified copy to the undersigned. A check in the amount of \$78.75 is enclosed to cover the filing fee.

Should you have any questions regarding this request, please do not hesitate to contact us. Thank you for your cooperation in this matter.

Yours sincerely,

SHELL, FLEMING, DAVIS & MENGE



Charles L. Hoffman, Jr.

:kzt  
Enclosures

FILED  
98 DEC -3 PM 10:19  
DIVISION OF CORPORATIONS  
TALLAHASSEE, FLORIDA

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**ARTICLES OF INCORPORATION**  
**OF**  
**BAARS REALTY MANAGEMENT, INC.**

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DIVISION OF CORPORATIONS  
TALLAHASSEE, FLORIDA

**ARTICLE I. - NAME**

The name of this corporation is BAARS REALTY MANAGEMENT, INC.

**ARTICLE II. - PURPOSE**

This corporation is organized for the purpose of engaging in any and all business permitted under the laws of the State of Florida.

**ARTICLE III. - CAPITAL STOCK**

This corporation is authorized to issue Seven Thousand Five Hundred (7,500) shares of One Dollar (\$1.00) par value common stock.

**ARTICLE IV. - PREEMPTIVE RIGHTS**

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 pro 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 V. PRINCIPAL OFFICE AND MAILING ADDRESS**

The initial principal office and mailing address of the corporation shall be:

Baars Realty Management, Inc.  
221 South Baylen Street  
Pensacola, Florida 32501

The Board of Directors may change the address from time to time to any other address in the State of Florida.

#### **ARTICLE VI. - INITIAL REGISTERED OFFICE AND AGENT**

The street address of the initial registered office of this corporation is 4806 Huron Drive, Pensacola, Florida 32507, and the name of the initial registered agent of this corporation at that address is Theo D. Baars, Jr.

#### **ARTICLE VII. - INITIAL OFFICERS AND DIRECTORS**

This corporation shall have one (1) director 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 one. The name(s) and address(es) of the initial director(s) and officer(s) of this corporation are:

Theo D. Baars, Jr.  
4806 Huron Drive  
Pensacola, Florida 32507

#### **ARTICLE VIII. - INCORPORATOR**

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

Theo D. Baars, Jr.  
4806 Huron Drive  
Pensacola, Florida 32507

#### **ARTICLE IX. - BY-LAWS**

The power to adopt, alter, amend or repeal by-laws shall be vested in the Board of Directors and the shareholders.

#### **ARTICLE X. - RESTRICTIONS ON TRANSFER OF STOCK**

The corporation, and subject to the priority of the corporation, the remaining stockholders

of the corporation, shall have a preference in the purchase of any shares of the capital stock of the corporation, and any attempted sale of such shares of stock in violation of this provision shall be null and void. In case a stockholder, his personal representatives, heirs, devisees, legatees, pledgee, assignee, receiver, trustee in bankruptcy or any other person holding under or in privity with any stockholder, desires to sell his shares of stock, he shall file notice in writing of such intention with the Secretary of the corporation, stating the price and terms upon which he desires to sell such stock, and unless the terms of such offer are accepted by the corporation within ten (10) days, it shall be deemed to have waived its privilege of purchasing. In the event that the corporation is legally unable to purchase such stock or otherwise waives its privilege of purchasing, the Secretary of the corporation shall mail a written notice to all of the remaining stockholders, by certified mail, return receipt requested, advising them of the terms of such offer, and unless the terms of such offer are accepted by any or all of the other stockholders within ten (10) days from the date of mailing such notice, they shall be deemed to have waived their privilege of purchasing, and the stockholders or the person in privity with him desiring to sell shall be at liberty to effect a sale upon the terms of such offer. No stockholder who has given notice pursuant to this article, may thereafter sell such stock for a price or upon terms different than the offer contained in such notice, without again complying with the notice requirements of this article. Neither the corporation, nor the remaining stockholders (collectively), may exercise their privilege of purchasing as to any shares of stock less than the total number of shares involved in such offer.

#### **ARTICLE XI. - INDEMNIFICATION**

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

**ARTICLE XII. - AMENDMENT**

This corporation reserves the right to amend or repeal any provisions contained in these Articles of Incorporation, or any amendment hereto.

IN WITNESS WHEREOF, the undersigned subscriber has executed these Articles of Incorporation this 1<sup>st</sup> day of December, 1998.

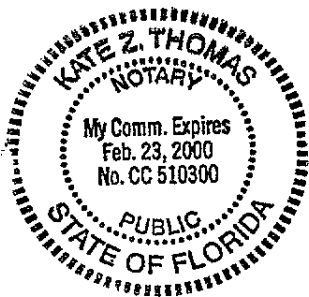
Theo D. Baars, Jr.  
Subscriber

STATE OF FLORIDA

COUNTY OF ESCAMBIA

BEFORE ME, a notary public authorized to take acknowledgements in the state and county set forth above, personally appeared **THEO D. BAARS, JR.**, known to me and known by me to be the person who executed the foregoing Articles of Incorporation, and he acknowledged before me that he executed those Articles of Incorporation.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, in the state and county aforesaid, this 1<sup>st</sup> day of December, 1998.



Kate Z. Thomas  
NOTARY PUBLIC - STATE OF FLORIDA  
Typed Name: \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_

### ACCEPTANCE OF REGISTERED AGENT

Having been named to accept service of process for BAARS REALTY MANAGEMENT, INC. at the place designated in the Articles of Incorporation, the undersigned agrees to act in this capacity, and agrees to comply with the provisions of Section 48.091 relative to keeping such office open.

Dated this 14<sup>th</sup> day of December, 1998.

  
THEO D. BAARS, JR.

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