

LAW OFFICE OF  
**JAMES A. SCOTT, JR., P.A.**  
4440 North Oceanshore Blvd., #109  
Palm Coast, Florida 32137  
(904) 445-7567  
FAX (904) 445-6920

*98000105882*

FILED  
STATE  
DIVISION OF CORPORATIONS  
98 DEC 21 AM 11:02

December 18, 1998

Division of Corporations  
409 East Gaines Street  
Tallahassee, Florida 32399

Re: Team Real Estate, Inc.

Dear Sir/Madam:

Enclosed is the original and one copy of the Articles of Incorporation for Team Real Estate, Inc. which we request that you approve and file. Enclosed is my check in the amount of \$122.50 as the filing fee and certificate fee. Please return a certified copy of the Articles of Incorporation to my office after filing in the stamped envelope enclosed herein.

Thank you for your courtesies in this matter.

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-12/21/98--01135--003  
\*\*\*\*122.50 \*\*\*\*\*78.75

Sincerely,

*[Signature]*  
James Allen Scott, Jr.

JAS:nts  
Enc.

*P.S. - PLEASE ALSO  
send a  
Certificate  
of Incorporation.*

*[Signature]*

D. BROWN DEC 22 1998

ARTICLES OF INCORPORATION

OF

TEAM REAL ESTATE, INC.

FILED  
SECRETARY OF STATE  
DIVISION OF CORPORATIONS  
98 DEC 21 AM 11:02

In compliance with the requirements of F.S. Chapter 607, the undersigned, being a natural person, does hereby act as incorporator in adopting and filing the following Articles of Incorporation for the purpose of organizing a business corporation.

ARTICLE I. NAME

The name of this corporation shall be TEAM REAL ESTATE, INC.

ARTICLE II. CAPITAL STOCK

The maximum number of shares of stock that this corporation shall be authorized to issue and to have outstanding at any one time shall be limited to two thousand shares of common stock.

ARTICLE V. TERM OF EXISTENCE

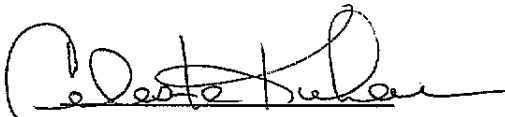
The existence of this corporation shall continue perpetually unless dissolved by law or by the unanimous consent of its shareholders. The effective date of this corporation shall be the date of its incorporation.

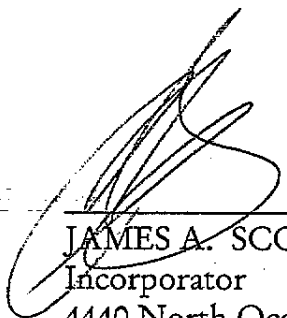
ARTICLE VI. ADDRESS

The street and mailing address of the initial principal office of this corporation in the State of Florida is 185 Cypress Point Parkway, Palm Coast, Florida 32137. The

corporation designates James A. Scott, Jr., located at 4440 N. Oceanshore Boulevard, Suite 109, Palm Coast, Florida 32137, as its agent to accept service of process within the State, and said office shall be designated as the corporation's initial registered office for that purpose.

The UNDERSIGNED, being the incorporator hereinafter named, for the purpose of forming a corporation to do business both within and without the State of Florida, does make, subscribe, acknowledge and files these Articles of Incorporation hereby declaring and certifying that the facts herein stated are true and hereto sets his hand and seal this 18th day of December, 1998.

  
Witness

  
JAMES A. SCOTT, JR.  
Incorporator  
4440 North Oceanshore Blvd.  
Suite 109  
Palm Coast, Florida 32137

#### ACCEPTANCE OF RESIDENT AGENT

Having been named to accept service of process for TEAM REAL ESTATE, INC, at the place designated in the Articles of Incorporation, the undersigned is familiar with and accepts the obligations of that position pursuant to F.S. 607.0501(3).

12-18-98  
DATE

  
JAMES A. SCOTT, JR.  
Registered Agent

FILED  
SECRETARY OF STATE  
DIVISION OF CORPORATIONS  
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