

WILLIAM J. NIELANDER, P.A.

ATTORNEY AT LAW

WILLIAM J. NIELANDER

PLEASE REPLY TO

LAKE PLACID OFFICE ☒

SEBRING OFFICE ☐

116 E. INTERLAKE BLVD.  
SUITE 101

LAKE PLACID, FL 33852

941-465-8181

FAX - 941-465-5614

160 S. COMMERCE AVE.

SEBRING, FL 33870

941-385-0303

FAX - 941-385-4627

August 24, 1999

New Corporate Filings  
FLORIDA DEPARTMENT OF STATE  
409 East Gaines Street  
Tallahassee, FL 32399

600002968706--1  
-08/25/99-D1062--001  
\*\*\*\*\*70.00 \*\*\*\*\*70.00

VIA UPS NEXT DAY AIR

Re: Placid View Properties, Inc.

Dear Sir or Madam:

Enclosed please find the original and one (1) copy of the Articles of Incorporation for the above-referenced corporation. Please file the original in your office, and return one copy to me via UPS Next Day Air, shipping document provided.. I am enclosing my check for the amount of \$70.00, payable to the Secretary of State to cover your fees.

Thank you for your kind assistance.

Yours sincerely,

*William J. Nielander*  
William J. Nielander

WJN/dj

Enclosures

FILED  
99 AUG 25 AM 8:14  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

8/30/99  
*[Signature]*

ARTICLES OF INCORPORATION  
OF  
PLACID VIEW PROPERTIES, INC.

FILED  
99 AUG 25 AM 8:14  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

The undersigned subscribers to these Articles of Incorporation, for the purpose of forming a corporation under the laws of the State of Florida, hereby adopt the following Articles of Incorporation.

ARTICLE I. NAME

The name of this corporation is Placid View Properties, Inc.

ARTICLE II. NATURE OF BUSINESS

The general nature of the business to be transacted is:

(a) To engage in every aspect and phase of the business of purchasing and/or selling commercial and residential real estate, and to engage in every aspect and phase of related businesses.

(b) To engage in every aspect and phase of investing and reinvesting in real, tangible and intangible property.

(c) To manufacture, purchase, or otherwise acquire, and to own, mortgage, pledge, sell, assign, transfer, or otherwise dispose of, and to invest in, trade in, deal in and with, goods, wares, merchandise, real and personal property, and services, of every class, kind, and description; except that it is not to conduct a banking, safe deposit, trust, express, railroad, canal, telegraph, telephone or cemetery company, a building and loan association, cooperative association, fraternal benefit society, state fair or exposition.

(d) To conduct business, have one or more offices, and buy, hold, mortgage, sell, convey, lease or otherwise dispose of real and personal property, including franchises, patents, copyrights, trademarks, and licenses, in the State of Florida and in all other states and countries.

(e) To contract debts and borrow money, issue and sell or pledge bonds, debentures, notes and other evidences of indebtedness, and execute such mortgages, transfers of corporate property, or other instruments to secure the payment of corporate indebtedness as required.

(f) To purchase the corporate assets of any other corporation and engage in the same or other character of business.

(g) To guarantee, endorse, purchase, hold, sell, transfer, mortgage, pledge, or otherwise acquire or dispose of the shares of the capital stock of, or any bonds, securities, or other evidences of indebtedness created by any other corporation of the State of Florida or any other state or government, and while owner of such stock to exercise all the rights, powers and privileges of ownership, including the right to vote such stock.

(h) The foregoing clauses shall be construed both as purposes and powers; and it is hereby expressly provided that the foregoing enumeration of specific powers shall not be held to limit or restrict in any manner the powers of the corporation.

### 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 a par value of \$1.00 per share. The consideration to be paid for each share shall be as fixed by the board of directors, and may take the form of services rendered, cash, property, or any other form deemed satisfactory by the board of directors.

### ARTICLE IV. TERM OF EXISTENCE

This corporation is to exist perpetually.

### ARTICLE VI. ADDRESS

The street address of the principal and initial registered office of the corporation in the State of Florida is 116 East Interlake Boulevard, Suite 101, Lake Placid, Florida 33852. The board of directors may from time to time move the principal office to any other address in Florida, and may establish branch offices in such other place or places as may be designated by the board of directors.

### ARTICLE VII. DIRECTORS

This corporation shall have one (1) director, initially. The number of directors may be increased or diminished from time to time, by bylaws adopted by the stockholders, but shall never be less than one.

#### ARTICLE VIII. DIRECTORS' POWERS

The board of directors shall have the power to fix or change salaries of the directors and officers, to restrict the transfer of stock by stockholders, to indemnify directors and officers against liability for their good faith acts and omissions, to permit contracts or other transactions between the corporation and one or more of its directors individually or businesses in which one or more of its directors are interested, and to exercise such other powers of the corporation as are not inconsistent with these articles or with any by-laws that may be adopted by the stockholders.

#### ARTICLE IX. ORIGINAL DIRECTORS

The name and address of the members of the first board of directors are:

<u>Name</u>	<u>Address</u>
William J. Nielander	116 East Interlake Boulevard Suite 101 Lake Placid, FL 33852-9577

#### ARTICLE X. SUBSCRIBERS

The name and street address of the subscribers to these articles of incorporation are:

<u>Name</u>	<u>Address</u>
William J. Nielander	116 East Interlake Boulevard Suite 101 Lake Placid, FL 33852-9577

The subscribers of these Articles of Incorporation hereby assign to this corporation their rights under Section 607, Florida Statutes, to constitute a corporation, and they hereby assign to those persons designated by the board of directors any rights they may have as subscribers to acquire any of the capital stock of this corporation, these assignments becoming effective when these articles of incorporation have been filed with and approved by the Secretary of State of Florida, and the filing fee and filing tax paid to that official.

#### ARTICLE XI. AMENDMENTS

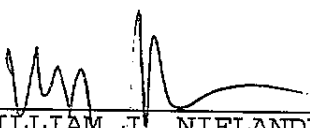
The corporation reserves the right to amend, alter, change or repeal any provision contained in these articles of incorporation in the manner now or hereafter prescribed by law, and all rights conferred on stockholders herein are granted and subject to this

reservation. Each amendment submitted to the stockholders for approval must be approved at a stockholders' meeting by a majority of the stock entitled to vote thereon.

ARTICLE XII. REGISTERED OFFICE AND  
REGISTERED AGENT

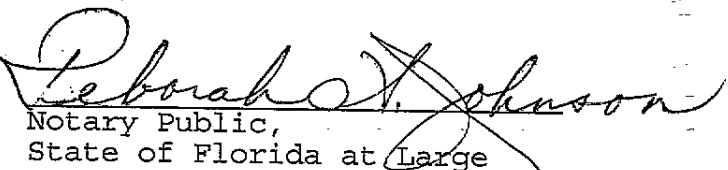
The corporation hereby designates as its' registered office, 116 East Interlake Boulevard, Suite 101, Lake Placid, Florida 33852-9577, and as its' registered agent, WILLIAM J. NIELANDER, who is located at the same address for service of process.

IN WITNESS WHEREOF, the undersigned subscriber, has hereunto set my hand and seal this 24 day of August, 1999, for the purpose of forming this corporation under the laws of the State of Florida, and I hereby make and file in the office of the Secretary of State of the State of Florida, these Articles of Incorporation, and certify that the facts stated are true.

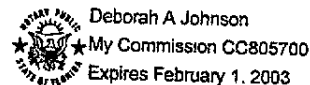
  
\_\_\_\_\_  
WILLIAM J. NIELANDER,  
Subscriber

STATE OF FLORIDA  
COUNTY OF HIGHLANDS

THE FOREGOING instrument was acknowledged before me this 24 day of August, 1999, by WILLIAM J. NIELANDER, who is personally known to me to be the persons described as subscribers in and who executed the foregoing Articles of Incorporation and acknowledged before me that he subscribes to these Articles of Incorporation.

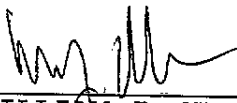
  
Notary Public,  
State of Florida at Large

(SEAL)



ACCEPTANCE BY REGISTERED AGENT

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

  
\_\_\_\_\_  
WILLIAM J. NIELANDER,  
Registered Agent

FILED  
99 AUG 25 AM 8:14  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA