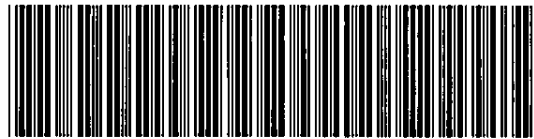


PO 2000021876



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02/16/07--01007--008 \*\*70.00

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

PICK-UP  WAIT  MAIL

(Business Entity Name)

(Document Number)

Certified Copies \_\_\_\_\_ Certificates of Status \_\_\_\_\_

Special Instructions to Filing Officer:

Office Use Only

*[Handwritten signature]*  
2/19

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2007 FEB 16 AM 9:55  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

RECEIVED  
07 FEB 16 AM 11:11  
DEPARTMENT OF STATE  
DIVISION OF CORPORATIONS  
TALLAHASSEE, FLORIDA

# ATTORNEYS' TITLE

Requestor's Name

1965 Capital Circle NE, Suite A

Address

Tallahassee, Fl 32308

City/ST/Zip

850-222-2785

Phone #

## CORPORATION NAME(S) & DOCUMENT NUMBER(S), (if known):

1- A-1 PROPERTY MGT., RENTALS & CONCIERGE, INC.

2-

3-

4-

Walk-in

Pick-up time ASAP

Certified

Mail-out

Will wait

Photocopy

Certificate of Status

NEW FILINGS	
<input checked="" type="checkbox"/>	Profit
<input type="checkbox"/>	Non-Profit
<input type="checkbox"/>	Limited Liability
<input type="checkbox"/>	Domestication
<input type="checkbox"/>	Other

AMENDMENTS	
<input type="checkbox"/>	Amendment
<input type="checkbox"/>	Resignation of R.A., Officer/Director
<input type="checkbox"/>	Change of Registered Agent
<input type="checkbox"/>	Dissolution/Withdrawal
<input type="checkbox"/>	Merger

OTHER FILINGS	
<input type="checkbox"/>	Annual Report
<input type="checkbox"/>	Fictitious Name
<input type="checkbox"/>	Name Reservation

REGISTRATION/QUALIFICATION	
<input type="checkbox"/>	Foreign
<input type="checkbox"/>	Limited Partnership
<input type="checkbox"/>	Reinstatement
<input type="checkbox"/>	Trademark
<input type="checkbox"/>	Other

Examiner's Initials

**ARTICLES OF INCORPORATION**  
**OF**  
**A-1 PROPERTY MGT., RENTALS & CONCIERGE, INC.**

**FILED**  
2007 FEB 16 AM 9:55  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

I, the undersigned, being of full age, do hereby subscribe for the purposes of forming and organizing a corporation for profit under the Corporation Laws of the State of Florida, and hereby adopt and declare the following Articles of Incorporation covering the existence and organization of this corporation:

**ARTICLE I**

The name of the corporation shall be A-1 Property Mgt., Rentals & Concierge, Inc.

**ARTICLE II**

This corporation may engage in any activity or business permitted under the laws of the United States of America and the State of Florida.

**ARTICLE III**

The maximum number of shares of stock authorized to be issued by this corporation shall be limited to one thousand (1000) shares of common stock of the par value of \$1.00 per share, and each share of common stock shall entitle the holder thereof to one vote at any stockholders' meeting and said common stock shall otherwise fully participate in all stockholders' meetings and in the assets of the corporation, and shall be fully paid and non-assessable. Said shares shall be paid for in lawful money of the United States of America or in property, labor or services at a just valuation to be fixed by the corporation or its Board of Directors.

Subject to the provisions of the Corporation Laws of the State of Florida, the directors may enter into contracts with the holders of the common stock of the corporation for the purchase of any

number of shares of such common stock held by such stockholders on such terms and conditions as may be agreed upon, provided that no such purchase or redemption of such common stock shall be made in any manner that will reduce the aggregate amount of the assets of the corporation, at a fair and just valuation, below an amount sufficient to equal the value of all remaining outstanding stock of the corporation plus all other liabilities of the corporation, and provided further that no such purchase of shares shall operate as a reduction of the number of shares which this corporation is authorized to have outstanding, and that all shares of stock so purchased shall be held in the treasury of the corporation subject to reissue for a sufficient consideration on the order of the Board of Directors.

#### ARTICLE IV

This corporation shall commence corporate existence on the date of this filing of these Articles with the Department of State and thereafter have perpetual existence, unless sooner dissolved by law.

#### ARTICLE V

The street address of the principal office of the corporation is 7385 Jennifer Drive, Port Charlotte, Florida 33981 and the post office address is P.O. Box 1308, Boca Grande, Florida 33921. The name of the initial registered agent is Ann Iliene Corcoran and the street address of the initial registered office of the corporation is 7385 Jennifer Drive, Port Charlotte, Florida 33981.

#### ARTICLE VI

This corporation shall have one director initially. The number of directors may be either increased or diminished from time to time by the Bylaws. The names and addresses of the initial directors of this corporation are:

Ann Iliene Corcoran - P.O. Box 1310, Boca Grande, Florida 33921

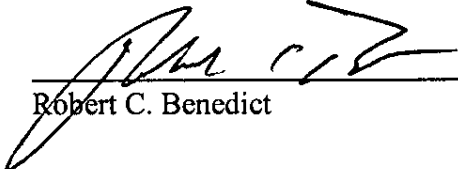
ARTICLE VII

The name and post office address of the incorporator signing these articles are: Robert C. Benedict, 1861 Placida Road, Suite 204, Englewood, Florida 34223.

ARTICLE VIII

The corporation is authorized to issue only one class of stock, and all issued stock shall be held of record by not more than seventy-five persons. Stock shall be issued and transferable only to natural persons who are not nonresident aliens.

IN WITNESS WHEREOF, the undersigned subscriber has executed these Articles of Incorporation this 14<sup>th</sup> day of February, 2007.

  
\_\_\_\_\_  
Robert C. Benedict

STATE OF FLORIDA

COUNTY OF CHARLOTTE

The foregoing instrument was subscribed before me this 14<sup>th</sup> day of February, 2007, by Robert C. Benedict, the initial subscriber of the above-named corporation.

  
\_\_\_\_\_  
Notary Public



Personally known  OR Produced Identification \_\_\_\_\_  
Type of identification Produced \_\_\_\_\_

To: The Department of State  
Tallahassee, Florida 32314

CERTIFICATE DESIGNATING REGISTERED AGENT

Having been named to accept service of process for the above-stated corporation, at the place designated in this certificate, I hereby agree to act in this capacity, and I further agree to comply with the provisions of all statutes relative to the proper and complete performance of my duties, and I am familiar with and accept the duties and obligations of the position of registered agent.

Dated: February 14<sup>th</sup>, 2007.

  
\_\_\_\_\_  
Ann Iliene Corcoran , Registered Agent

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