

Prepared by: Theresa Thompson
1045 Merry Fox Farms
Alabaster, AL. 35007

ARTICLES OF INCORPORATION
OF
TEAM REALTY, INC.

The undersigned, acting as incorporators of a corporation under the Alabama Business Corporations, Act, adopt the following articles of incorporation for such corporation:

FIRST: The name of the corporation is Team Realty, Inc.

SECOND: The period of its duration is perpetual.

THIRD: The purpose or purposes for which the corporation is organized are:

1. To engage in the purchase, sale and development of real property, and to invest money in all kinds of property, both real and personal, to buy, sell, own and deal in securities of all kinds and to act as "Real Estate Broker."

2. To carry out or exercise any business hereunder under it's own or valid trade name adopted by it.

3. To borrow and lend money, with or without security, and to mortgage, pledge, or hypothecate any property the corporation may own, regardless of its nature or the evidence of same.

4. To develop, acquire, sell, lease and own, real, personal and mixed property of all kinds, and to build and remodel apartments, condominiums, single-family housing, or commercial buildings of every kind and descriptions; and to promote, organize and control land companies; and to provide interior design and remodeling services, including construction services and to provide equipment by sale or lease, to hotels, motels, office and other commercial or residential buildings and to promote, organize and control other corporations or partnerships to engage in any business activity authorized by these articles.

5. To improve, manage, develop, sell, assign, transfer, lease, mortgage, pledge or otherwise dispose of or turn to account or deal with all or any part of the property, real or personal, of the corporation and, from time to time, to vary any investment or employment of capital of the cooperation.

6. To borrow money, and to make and issue notes, bonds, debentures, obligations and evidence of indebtedness of all kinds, whether secured by mortgage, pledge or otherwise, without and generally to make and perform agreements and contracts of every kind and description.

7. To the same extreme as natural persons might or could do to purchase or otherwise acquire, and hold, own, maintain, work, develop, sell, lease, exchange, hire, convey, mortgage or otherwise dispose of and deal in, lands and leaseholds, any interest, estate and rights in real property, and any personal or mixed property, and any franchises, rights, licenses or privileges necessary, convenient or appropriate for any of the purposes herein expressed.

8. To buy and sell goods, wares, and merchandise of every class and description which can be lawfully sold.

9. To acquire by purchase, subscription, or otherwise, and to hold or dispose of, units, shares, bonds or any other obligations of any corporations or limited or general partnership interest in any limited partnership formed for, or then or therefore to engage in or pursuing any one or more of the kinds of businesses, purposes, objects or operations above indicated, or owning or holding any property of any kind herein mentioned; or of any corporation owning or holding the shares of the obligations of any such corporation.

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10. To acquire and hold for investment, or otherwise to acquire and to use, sell or dispose of, any shares, bonds or other obligations of any such other corporation or limited partnerships; to aid in any manner any corporation or limited partnerships whose units, shares, bonds or other obligations are held or in any manner guaranteed by the corporation, and to do any other acts or things for the preservation, protection, improvement, or enhancement of the value of any such units, shares, bonds or other obligations, or to do any acts or things designed for any such purpose; and, while owner of any such units, shares, bonds, or other obligations, to exercise all the rights, powers, and privileges of ownership thereof, and to exercise any and all voting power thereon

11. Without in any manner limiting any of the objects and powers of the corporation, it is hereby expressly declared and provided that the corporation shall have power to issue bonds and other obligations, in payment for property purchased or acquired by it, or for any other object in or about its business; to create a security interest in or pledge any units, shares, bonds, or other obligations, or any property which may be acquired by it; to secure any bonds or other obligations by it issued or incurred; to guarantee any dividends or bonds or contracts or other obligations; to make and perform contracts of any kind and description; to purchase, lease, own, and use lands for any purpose of the corporation and in carrying on its business, or for the purpose of obtaining or furthering any of its objects, to do any and all other acts and things, and to exercise any and all other powers which a co-partnership or natural person could do and exercise, and which may now or hereafter be authorized by law.

12. To transact any and all lawful business for which corporations may be incorporated under Title 10 of the Code of Alabama of 1975, as the same may from time to time be amended, or any subsequent reenactment or recodification of the same, as the same may from time to time be amended, doing and performing all the acts and enjoying all of the powers conferring upon corporations by general laws of Alabama.

13. The provisions of this article shall be construed both as purposes and powers and each as an independent purpose and power. The enumeration of specific purposes and powers shall not be held to limit or restrict in any manner the purposes and powers of the corporation, and the purposes and powers therein specified shall in no ways be limited or restricted by reference to, or inference from, the terms of any provision of this or any other article hereof

FOURTH: The stock of the corporation shall be of three classes as follows:

Class A Common of which the corporation shall have the authority to issue 101 shares with a par value of \$1.00 per share.

Class B Common of which the corporation shall have the authority to issue 99 shares with a par value of \$1.00 per share.

Preferred, non cumulative 8 shares at a par value of \$100 per share.

All shares will be immediately fully paid for a total of \$1,000.00.

FIFTH: Provisions for the regulation of the internal affairs of the corporation are: NONE unless and until by-laws are adopted.

SIXTH: The address of the initial registered office of the corporation is 1045 Merry Fox Farms, Alabaster, Alabama 35007. The name of its registered agent at such address is Theresa Thompson.

SEVENTH: The initial Board of Directors shall consist of one director. The number constituting the Board of Directors may from time to time be reduced to not less than one by the shareholders at any annual meeting of the shareholders or any duly called and held meeting of the shareholders. The number constituting the Board of Directors may in like manner be increased to a number not to exceed seven.

The names and addresses of the person who is to serve as Director until the first annual meeting of shareholders or until his successors are elected and shall qualify are:

NAME	ADDRESS
T. Thompson	1045 Merry Fox Farms Alabaster, AL. 35007

EIGHTH: The names and addresses of the initial officers of the corporation shall be as follows:

NAME	ADDRESS
President, T. Thompson	1045 Merry Fox Farms Alabaster, AL. 35007
Vice President, W.E. Thomas	1045 Merry Fox Farms Alabaster, AL. 35007

NINTH: The name and address of the incorporators are:

NAME	ADDRESS
T. Thompson	1045 Merry Fox Farm Alabaster, AL 35007
W. E. Thomas	1045 Merry Fox Farm Alabaster, AL 35007

Dated this 24th day of March, 1995.



T. Thompson



W. E. Thomas

STATE OF ALABAMA

I, Jim Bennett, Secretary of State of the State of Alabama, having custody of the Great and Principal Seal of said State, do hereby certify that pursuant to the provisions of Section 10-2B-4.02, Code of Alabama 1975, and upon an examination of the corporation records on file in this office, the following corporate name is reserved as available:

Team Realty, Inc.

This domestic corporation name is proposed to be incorporated in Shelby County and is for the exclusive use of Theresa Thompson, 1045 Merry Fox Farm, Alabaster, AL 35007 for a period of one hundred twenty days beginning March 21, 1995 and expiring July 20, 1995.



In Testimony Whereof, I have hereunto set my hand and affixed the Great Seal of the State, at the Capitol, in the City of Montgomery, on this day.

March 21, 1995

Date

A handwritten signature in cursive script, appearing to read 'Jim Bennett'.

Jim Bennett

Secretary of State

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