



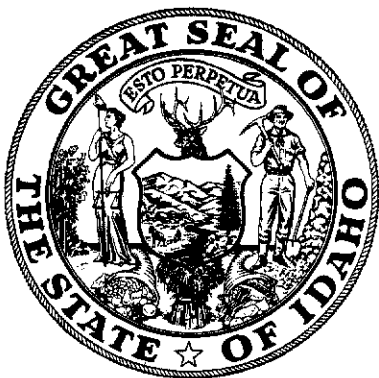
CERTIFICATE OF INCORPORATION
OF

SHEPARD REAL ESTATE, INC.

I, PETE T. CENARRUSA, Secretary of State of the State of Idaho, hereby certify that duplicate originals of Articles of Incorporation for the incorporation of the above named corporation, duly signed pursuant to the provisions of the Idaho Business Corporation Act, have been received in this office and are found to conform to law.

ACCORDINGLY and by virtue of the authority vested in me by law, I issue this Certificate of Incorporation and attach hereto a duplicate original of the Articles of Incorporation.

Dated: December 12, 1986



Pete T. Cenarrusa

SECRETARY OF STATE

by: Spencer H. Anderson

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ARTICLE OF INCORPORATION

1. The name of the corporation is SHEPARD REAL ESTATE, INC.
2. The period of its duration is perpetual.
3. The purpose or purposes for which this corporation is formed are as follows:
 - (a) For acquiring, conveying, selling, investing and otherwise dealing in real estate and business ventures.
 - (b) Instant to and in furtherance of the above purposes, to invest the corporations funds in real estate, mortgages, stocks, bonds, or any other type of investments.
 - (c) Except as otherwise prohibited by Idaho law, the corporation, in furtherance of its corporate purposes set forth above, shall have all of the powers necessary and proper for the effectuation of any and all legitimate enterprises of the corporation, subject to any limitations provided by the laws of the State of Idaho.
4. It shall have authority to issue One Hundred (100) shares, all of one class, One Dollar (\$1.00) par value.
5. The address of its initial registered office is 7261 Glenridge View, Boise, Idaho 83651, and the name of its initial registered agent at such address is Warren E. Shepard.

6. The number of directors constituting its initial Board of Directors are two (2), whose names and addresses are:

Sally Ann Shepard
1440 East Fairview
Boise, Idaho 83642

Warren E. Shepard
1440 East Fairview
Boise, Idaho 83642

7. The name and address of each incorporator is as follows:

WARREN E. SHEPPARD
1440 East Fairview
Boise, Idaho 83642

SALLY ANN SHEPARD
1440 East Fairview
Boise, Idaho 83642

DATED this 28th day of November, 1986.

Warren E. Shepard Pres
Warren E. Shepard
PRESIDENT

Sally Ann Shepard
Sally Ann Shepard
SECRETARY