



CERTIFICATE OF INCORPORATION
OF

BALDWIN REALTY, INC.

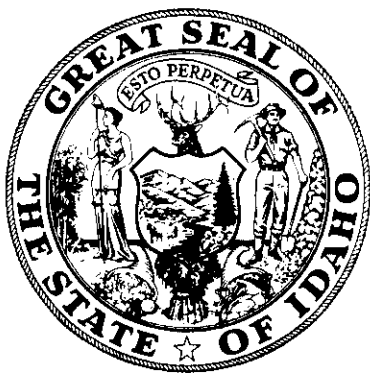
I, PETE T. CENARRUSA, Secretary of State of the State of Idaho, hereby certify that
duplicate originals of Articles of Incorporation for the incorporation of _____

BALDWIN REALTY, INC.

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: **March 13, 1981**



SECRETARY OF STATE

by: _____

RECEIVED

ARTICLES OF INCORPORATION

BALDWIN REALTY, INC.
SECRETARY OF STATE

KNOW ALL MEN BY THESE PRESENTS That We, the undersigned, being natural citizens of full age and citizens of the United States of America, in order to form a corporation for the purposes hereinafter stated, under and pursuant to the general laws of the State of Idaho, do hereby certify as follows:

ARTICLE 1

The name of the corporation shall be Baldwin Realty, Inc.

ARTICLE 11

The corporation's purposes are:

- (1) To enter the real estate brokerage business.
- (2) To provide services of all kinds with regard to the business described in Paragraph (1) above.
- (3) To engage in any business related or unrelated to that described in the Article, and from time to time to enter into such businesses as are authorized or approved by the Board of Directors of this corporation.

ARTICLE 111

The corporation shall have perpetual existence.

ARTICLE 1V

The location and postoffice address of its registered office in this state shall be 8975 West State Street, Boise, Idaho, or such other address as the Board of Directors may designate. The registered agent at this address is: Cary G. Buster.

ARTICLE V

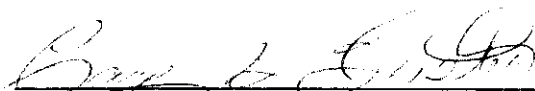
The total number of shares which the corporation is authorized to issue is \$10,000.00. The aggregate par value of said shares is \$10,000.00 and the par value of each share is \$1.00. All shares shall be non-assessable. The corporation is authorized to buy, sell, and trade its own shares and securities, as well as those of other persons or corporations.

ARTICLE V1

The names and postoffice addresses of the incorporators and Directors and the number of shares subscribed by each are as follows:

NAME	POSTOFFICE ADDRESS	NO. OF SHARES
Cary G. Buster	2460 Westminster, Boise	1
Garth Baldwin	8975 West State St. Boise	1
Elaine Edgerton	6402 Northview, Boise	1
Wayne O. Baldwin	8975 West State St. Boise	1
Nancy L. Quist	425 Rene Place, Eagle	1

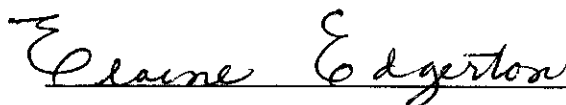
IN WITNESS WHEREOF, we have hereunto set our hands and
seals this 1st day of March 1981.



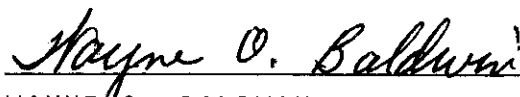
CARY G. BUSTER



GARTH BALDWIN



ELAINE EDGERTON



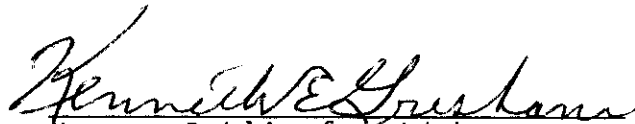
WAYNE O. BALDWIN



NANCY L. QUIST

STATE OF IDAHO)
) ss
County of Ada)

On this 1st day of March, 1981, before me, a notary public
in and for said State, personally appeared CARY G. BUSTER, ELAINE
EDGERTON, NANCY L. QUIST, WAYNE O. BALDWIN and GARTH BALDWIN, known
to me to be the persons whose names are subscribed to the within
instrument, and acknowledged to me that they executed the same.



Notary Public for Idaho
Residing at Boise, Idaho