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JOSHUA D. MANASTER
BOARD CERTIFIED REAL ESTATE LAWYER

January 4, 2000

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Corporate Records Bureau
Division of Corporations
Department of State
P.O. Box 6327
Tallahassee, Florida 32301

Re: **Betar Realty, LLC**

To whom it may concern:

I am enclosing herewith Articles together with your fee.

Please file the original and forward the stamped copy to me.

Should you have any questions, please do not hesitate to contact me.

Very truly yours,

JOSHUA D. MANASTER

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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

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Enclosure

ARTICLES OF ORGANIZATION FOR FLORIDA LIMITED LIABILITY COMPANY

ARTICLE I- Name:

The name of the Limited Liability Company is:

BETAR REALTY, L.L.C

ARTICLE II - Address:

The mailing address and street address of the principal office of the Limited Liability Company is: 1428 Brickell Avenue, Miami, Florida 33131

ARTICLE III- Registered Agent, Registered Office and Registered Agent's Signature

The name and the Florida street address of the registered agent are:

Joshua D. Manaster, Esquire
1428 Brickell Avenue, Eighth Floor
Miami, Florida 33131

Having been named as registered agent and to accept service of process for the above stated limited liability company at the place designated in this certificate, I hereby accept the appointment as registered agent and agree to act in this capacity. I further agree to comply with the provisions of all statutes relating to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as registered agent as provided for in Chapter 608, F.S.

Registered Agent's Signature

ARTICLE IV - Management

The Limited Liability Company is to be managed by one manager or more managers and is therefore a manager managed company

Signature of member or authorized representative of member.

In accordance with section 608.408(3), Florida Statutes, the execution of this affidavit constitutes an affirmation under the penalties of perjury that the facts stated herein are true.)

JOSHUA D. MANASTER

Typed or printed name of signee

FILED
JAN - 7 AM 3:11
SECRETARY OF STATE
TALLAHASSEE, FLORIDA