

Division of Corporations

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To:

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Fax Number : (850)205-0383

From:

Account Name : LESLIE ROBERT EVANS & ASSOCIATES, P.A.
Account Number : 105260003565
Phone : (561)832-8288
Fax Number : (561)832-5722

LIMITED LIABILITY COMPANY

251 Lexington Avenue Realty Co., LLC

Certificate of Status	0
Certified Copy	0
Page Count	02
Estimated Charge	\$125.00

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6/7/2004



FLORIDA DEPARTMENT OF STATE

Glenda E. Hood
Secretary of State

June 9, 2004

LESLIE ROBERT EVANS & ASSOC

SUBJECT: 251 LEXINGTON AVENUE REALTY CO., LLC
REF: W04000022117

We received your electronically transmitted document. However, the document has not been filed. Please make the following corrections and refax the complete document, including the electronic filing cover sheet.

We do not file the operating agreement. You must submit the Articles of Organization to file the limited liability company.

Please return your document, along with a copy of this letter, within 60 days or your filing will be considered abandoned.

If you have any questions concerning the filing of your document, please call (850) 245-6025.

Trevor Brumbley
Document Specialist

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**ARTICLES OF ORGANIZATION
OF
251 LEXINGTON AVENUE REALTY CO., LLC**

The undersigned Member, desiring to form a limited liability company under the Florida Limited Liability Company Act ("Act"), Section 608.401-608.514, Florida Statutes, does hereby make and file these Articles of Organization.

ARTICLE I

NAME

The name of this limited liability company ("Company") is:

251 LEXINGTON AVENUE REALTY CO., LLC

ARTICLE II

ADDRESS

The mailing address and street address of the Company's principle office are:

19 East Stratford Drive
Hunters Run
Boynton Beach, Florida 33436

ARTICLE III

REGISTERED OFFICE AND AGENT

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

Leslie R. Evans
214 Brazilian Avenue, Suite 200
Palm Beach, Florida 33480

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Having been named as registered agent and to accept service of process for the 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 in Chapter 608, Florida Statutes.


Leslie R. Evans

ARTICLE IV

MANAGEMENT

The Company is to be managed by 2 managers and is, therefore, a member-managed company. The members shall be Henry J. Kassis and Barbara Kassis. The initial manager will be Henry J. Kassis.

IN WITNESS WHEREOF, the undersigned has made and subscribed these Articles of Organization on the date hereinafter set forth.


Henry J. Kassis, Managing Member

6/17/04
Date

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

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