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To:

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From:

Account Name : ACE INDUSTRIES, INC.
Account Number : 070744001530
Phone : (305) 358-2571
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DIVISION OF CORPORATION

LIMITED LIABILITY COMPANY
BANYAN FLORIDA INVESTMENTS, L.L.C.

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H04-181425**ARTICLES OF ORGANIZATION FOR FLORIDA LIMITED LIABILITY COMPANY****ARTICLE I - Name of Limited Liability Company:****BANYAN FLORIDA INVESTMENTS, L.L.C.****ARTICLE II: Mailing Address & Street Address of Limited Liability Company:**

Mailing address:	150 S.E. 2 ND Avenue, Suite 1200
City, State, & Zip:	Miami, Florida 33131
Street address:	4779 Collins Avenue, #2504
City, State, & Zip:	Miami Beach, Florida 33140

ARTICLE III - Registered Agent's Name, Office Address, & Registered Agent's Signature:**BORIS ROSEN**
Name**150 S.E. 2ND AVENUE, SUITE 1200**
Address (P.O. Box NOT Acceptable)**Miami, Florida 33131**
City, State, Zip

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 Signature9-08-2004
Date**Article IV - Management (Check Box if applicable)**

☒ The Limited Liability Company is to be managed by two managers and is, therefore, a manager-managed company.

ARTICLE V - Officers of the Company

The initial President, Vice-President, Treasurer and Secretary of the Company are as follows:

PRESIDENT:	ROLANDO A. HOLZ
VICE-PRESIDENT:	LAURA HOLZ
TREASURER:	ROLANDO A. HOLZ
SECRETARY:	LAURA HOLZ

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ARTICLE VI - Duration

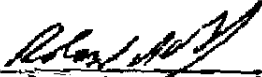
The period of duration for the Company shall be perpetual.

ARTICLE VII - Admission of Additional Members

The members will have the right to admit additional members.

ARTICLE VIII - Members Right to Continue Business

The remaining members of the Company will have the right to continue the business on the death, retirement, resignation, expulsion, bankruptcy, or dissolution of a member or the occurrence of any other event, which terminates the continued membership of a member in the Company.


Signature of a member or an authorized representative of a member.
In accordance with section 608-408(3), Florida Statutes, the execution of this document constitutes an affirmation under the penalties of perjury that the facts stated herein are true.

ROLANDO A. HOLZ, MANAGING MEMBER

Typed or printed name of signer

H00-

Prepared By: Ace Industries 54 NW 11th Street, Miami, Florida 33136 (305) 358-2571

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