

**Electronic Articles of Organization  
For  
Florida Limited Liability Company**

L06000030294  
FILED 8:00 AM  
March 22, 2006  
Sec. Of State  
mthomas

**Article I**

The name of the Limited Liability Company is:  
VERTICAL REALTY ADVISORS, LLC

**Article II**

The street address of the principal office of the Limited Liability Company is:  
400 ALTON ROAD  
802  
MIAMI BEACH, FL. US 33139

The mailing address of the Limited Liability Company is:  
400 ALTON ROAD  
802  
MIAMI BEACH, FL. US 33139

**Article III**

The purpose for which this Limited Liability Company is organized is:  
ANY AND ALL LAWFUL BUSINESS.

**Article IV**

The name and Florida street address of the registered agent is:  
SAMUEL A SCHWARTZ  
400 ALTON ROAD  
802  
MIAMI BEACH, FL. 33139

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.

Registered Agent Signature: SAMUEL A. SCHWARTZ

## **Article V**

The name and address of managing members/managers are:

Title: MGR  
SAMUEL A SCHWARTZ  
400 ALTON ROAD  
MIAMI BEACH, FL. 33139 US

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## **Article VI**

The effective date for this Limited Liability Company shall be:

03/21/2006

Signature of member or an authorized representative of a member

Signature: SAMUEL A. SCHWARTZ