

L0000000 10924

LAW OFFICES

MANDEL, WEISMAN, KIRSCHNER & BRODIE, P.A.

BOCA CORPORATE CENTER
2101 CORPORATE BOULEVARD, SUITE 300
BOCA RATON, FL 33431
TELEPHONE (561) 989-0300
FAX (561) 989-0304

SOUTH FLORIDA TOLL FREE
1-800-416-2249

August 28, 2000

Florida Department of State
Attn: Limited Liability Company Filings
409 East Gaines Street
Tallahassee, Florida 32399

900003379109--7
-08/31/00--01094--005
*****150.00 *****150.00

900003379109--7
-08/31/00--01094--006
*****5.00 *****5.00

RE: *Hypoluxo Plaza, L.L.C.*

Dear Sir or Madam:

Enclosed herewith please find original executed Articles of Organization for Hypoluxo Plaza, L.L.C.. Also find our firm check in the sum of \$150.00 which sum representing payment of the State's filing fee of \$100.00, designation of registered agent fee of \$25.00 and certified copy of the Articles of Organization fee of \$30.00.

Kindly return a certified copy of the Articles of Organization for this Company to our office at your earliest convenience. A self-addressed stamped return envelope is provided for your use.

If you should have any questions, please do not hesitate to contact the undersigned.

Very truly yours,

Mitchell B. Kirschner

Name	
Availability	
Document	
Examiner	MBK:amm DCC
Updater	Enclosure DCC
Updater	GA\EDforrest\WORK\Siegel\NLS\ACQUISITIONS\Hypoluxo Plaza\secy.st.ltr.082800.wpd
Verifier	DCC
Adm. Acknowledgement	DCC
W. P. Verifier	DCC

FILED
SEP 12 AM 10:08
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

① Principal Address

L0000000 10924

7 pages

2000000021745

789, 1122, 1671

✓

LAW OFFICES
MANDEL, WEISMAN, KIRSCHNER & BRODIE, P.A.

BOCA CORPORATE CENTER
2101 CORPORATE BOULEVARD, SUITE 300
BOCA RATON, FL 33431
TELEPHONE (561) 989-0300
FAX (561) 989-0304

SOUTH FLORIDA TOLL FREE
1-800-416-2249

September 7, 2000

VIA FEDERAL EXPRESS

Florida Department of State
Attn: Limited Liability Company Filings
409 East Gaines Street
Tallahassee, Florida 32399

***Re: Document No. W00000021745
Hypoluxo Plaza, LLC***

Dear Sir or Madam:

The undersigned, as counsel to Hypoluxo Plaza, LLC (proposed), forwards the enclosed corrected face page of the document as referenced above, which, I am advised, was rejected because Paragraph 3. did not reflect that the stated address was not only the mailing address but was also the physical location for the Company.

We ask for your immediate attention to the filing of the Articles of Organization, for which a filing fee has already been forwarded, using the attached as a substitute face page.

Very truly yours,



Mitchell B. Kirschner

MBK:amm

Enclosure

cc: Bruce S. Grundt

G:\EDforrest\WORK\Siege\NLSACQUISITIONS\Hypoluxo Plaza\secy.st.ltr.090700.wpd



FLORIDA DEPARTMENT OF STATE

Katherine Harris
Secretary of State

September 5, 2000

MITCHELL B. KIRSCHNER
MANDEL WEISMAN KIRSCHNER & BRODIE, P.A.
2101 CORPORATE BLVD., SUITE 300
BOCA RATON, FL 33431

SUBJECT: HYPOLUXO PLAZA, L.L.C.
Ref. Number: W00000021745

We have received your document for HYPOLUXO PLAZA, L.L.C. and your check(s) totaling \$155.00. However, the enclosed document has not been filed and is being returned for the following correction(s):

The document must contain both the street address of the principal office and the mailing address of the entity.

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) 487-6913.

Diane Cushing
Corporate Specialist

Letter Number: 800A00046963

ARTICLES OF ORGANIZATION
FOR
HYPOLUXO PLAZA, LLC,
A FLORIDA LIMITED LIABILITY COMPANY

FILED
00 SEP 12 AM 10:09
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

The undersigned, desiring to form a limited liability company under and pursuant to Florida Statute 608 entitled the Florida Limited Liability Company Act (the "Act"), do hereby adopt the following Articles of Organization for such Company:

1. **Name.** The name of this Company shall be **HYPOLUXO PLAZA, LLC, a FLORIDA LIMITED LIABILITY COMPANY.**
2. **Duration/Continuation.** This Company's existence shall be perpetual, unless terminated by the unanimous written agreement of all Members or by the death, retirement resignation, expulsion, bankruptcy or dissolution of a Member or upon the occurrence of any other event which terminates the continued membership of a Member, unless the business of the Company is continued by the consent of all the remaining Members, or by amendment of these Articles of Organization providing for the continued existence of the Company subsequent to the foregoing events.
3. **Mailing Address/Office Address.** The mailing and office address of the Company is 5000 Blue Lake Drive, Suite 150, Boca Raton, Florida 33431.
4. **Registered Agent and Office.** The name and street address of the initial registered agent and office for this Company is as follows: Ned L. Siegel, 5000 Blue Lake Drive, Suite 150, Boca Raton, Florida 33431.
5. **Admission of Additional Members; and Terms and Conditions of such Admissions.** Additional Members may be admitted upon the approval of a majority of the Members of the Company, upon the written application of such new Member, in the manner set forth in the Operating Agreement of this Company.
6. **Right to Continue Business.** The remaining Members may continue the Business on the death, retirement, resignation, expulsion, bankruptcy, or dissolution of a Member of the occurrence of any other event which terminates the continued membership of a Member in the Company.
7. **Management of Company.** Management of the Company is reserved to the Members, to be exercised in accordance with the Operating Agreement of the Company.
8. **Amendment of Articles of Organization.** Any amendment to these Articles of Organization shall be on such form prescribed by the Secretary of State of the State of Florida

containing such terms and provisions consistent with Florida Statute 608 as shall be prescribed by the Department of State, and shall be signed and sworn to by all Members of the Company. In the event a new Member is added by such amendment, it shall be also signed by the Member to be added.

9. **Regulations of Company.** The power to adopt, alter, amend or repeal the regulations of the limited liability Company shall be vested in the Members otherwise vested by any amendments of the Articles of Organization. Regulations adopted by the Members may be repealed or altered.

10. **Informal Action of Members.** Any action of the Members may be taken without a meeting if consent in writing setting forth the action so taken shall be signed by all Members who would be entitled to vote upon such action at a meeting and filed with the Company as part of its records.

11. **Contracting Debt.** Except as otherwise provided by Law, no debt shall be contracted nor liability incurred by or on behalf of this Company except by the Members, unless otherwise provided herein.

12. **Transferability of Member's Interest.** An interest of a Member of this Company may be transferred or assigned to such extent and in the manner provided in the Operating Agreement. However, if all of the remaining Members of this Company do not approve of such proposed transfer or assignment by unanimous written consent, the transferee of the interest of such Member shall have no right to participate in the management of the business and affairs of this Company or to become a Member. The transferee shall be entitled to receive only the share of profits or other compensation by way of income, and the return of contributions to which that Member otherwise would be entitled.

13. **Withdrawal or Reduction of Member's Contributions to Capital.** A Member shall not receive out of the Company property any part of his or its contribution to capital until:

A. all liabilities of the Company, except liabilities to Members on account of their contributions to capital, have been paid or sufficient property of the Company remains to pay them,

B. the consent of Members as provided in the Operating Agreement is had, unless the return of the contributions to capital may be rightfully demanded,

C. these articles of organization are canceled or so amended as to set out the withdrawal reduction.

14. **Disposal of Interest.** No Member shall sell, transfer, mortgage, or otherwise dispose of, or encumber its interest in the Company except as provided in the Operating Agreement.

15. **Non-Liability and Indemnification.**

A. Member with whom management of the Company is vested shall not be personally liable to the Company or its Members for monetary damages for breach of fiduciary duty, except for liability (i) for any breach of the Member's duty of loyalty to the Company or its Members, (ii) for acts or omissions not in good faith or which involve intentional misconduct or knowing violation of law, (iii) for a transaction from which the Member derived an improper personal benefit or a wrongful distribution in violation the Florida Limited Liability Company Act.

B. Each person who is or was a Member of the Company (and the heirs, executors, personal representatives, administrators, or successors of such person) who was or is made a party to, or is involved in any threatened, pending or completed action, suit or proceeding, whether civil, criminal, administrative, or investigative, by reason of the fact that such person is or was a Member of the Company or is or was serving at the request of the Company as a Member or Manager, director, officer, partner, trustee, employee or agent of another limited liability company, corporation, partnership, joint venture, trust, employee benefit plan or other enterprise ("Indemnatee"), shall be indemnified and held harmless by the Company to the fullest extent permitted by applicable law, as the same exists or may hereafter be amended. In addition to the indemnification conferred in this Section, the Indemnatee shall also be entitled to have paid directly to the Company the expenses reasonably incurred in defending any such proceeding against such Indemnatee in advance of its final disposition, to the fullest extent authorized by applicable law, as the same exists or may hereafter be amended. The right to indemnification conferred in this Section shall be a contract right.

C. The Company may, by action of the Members, provide indemnification to such of the officers, employees and agents of the Company to such extent and to such effect as the Manager(s) shall determine to be appropriate and authorized by applicable law.

D. The rights and authority conferred in this Article shall not be exclusive of any other right which any person may have or hereafter acquire under any statute, provision of the Articles of Organization, or Operating Agreement of the Company.

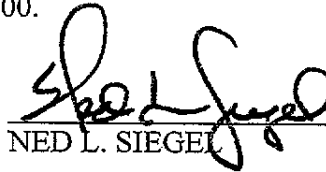
E. Any repeal or amendment of this Article by the Members of the Company shall not adversely affect any right or protection of a Member, Manager or officer existing at the time of such repeal or amendment.

16. **Members of Company.** The initial Members of the Company shall be as follows:

Ned L. Siegel
Bruce Grundt
Fred B. Rothman
Joanne Moskin

17. **Subscribers.** Ned L. Siegel shall be the subscribing Member.

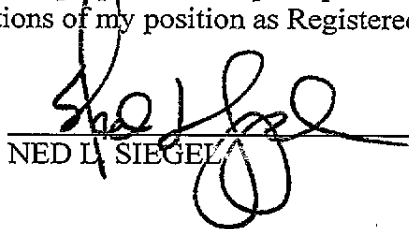
IN WITNESS WHEREOF, the undersigned Member has hereunto set his hand and seal
this 18 day of August, 2000.


NED L. SIEGEL

ACCEPTANCE BY

REGISTERED AGENT

Having been named as Registered Agent and to accept service of process for
HYPOLUXO PLAZA, LLC, A FLORIDA LIMITED LIABILITY COMPANY. 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.


NED L. SIEGEL

FILED

00 SEP 12 AM 10:09

SECRETARY OF STATE
TALLAHASSEE, FLORIDA