

LO1-10420

XXXXXX 3601 SOUTH BAYSHORE DRIVE SUITE 1145 XXXXXX
XXXXXX MIAMI, FLORIDA 33133 XXXXXX
XXXXXX TELEPHONE: (305) 860-7225 FACSIMILE: (305) 858-4777 XXXXXX

150 S.E. 2nd Avenue, Suite 900
Miami, Florida 33131

Telephone: (305) 577-3775 ~ Facsimile: (305) 577-4887

June 20, 2001

Florida Department of State
Division of Corporations
P.O. Box 6327
Tallahassee, Florida 32314

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-06/25/01--01107--012
****160.00 ****160.00

Re: OVERTOWN RENAISSANCE GROUP, LLC

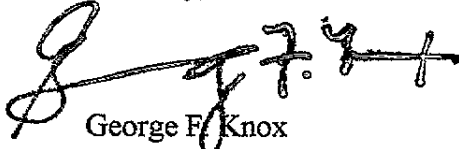
Dear Sir/Madam:

Enclosed is an original Articles of Incorporation of Overtown Renaissance Group, LLC together with a check in the amount of \$160.00 made payable to Florida Department of State to cover the filing fees thereon made up as follows:

Filing Fee	\$125.00
Certified Copy	30.00
Certificate	<u>5.00</u>
TOTAL	<u>\$160.00</u>

Thanks for your assistance herein.

Sincerely,


George F. Knox

GFK/yas
Enclosures

FILED
01 JUN 25 PM 4:00
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

LO1-10420
OK

**ARTICLES OF ORGANIZATION
OF
OVERTOWN RENAISSANCE GROUP, LLC**

The undersigned, for the purpose of forming a limited liability company under the Florida Limited Liability Company Act, pursuant to Chapter 608 of the Florida Statutes, hereby makes, acknowledges and files the following Articles of Organization (the "Articles").

ARTICLE I. NAME

The name of the limited liability company shall be Overtown Renaissance Group, LLC (the "Company").

ARTICLE II. ADDRESS

The mailing address and street address of the principal office of the Company shall be 150 SE 2nd Avenue, Suite 900, Miami, Florida 33131.

ARTICLE III. PURPOSES AND POWERS

The Company is authorized to transact any business permitted by the laws of the State of Florida for a limited liability company.

ARTICLE IV. DURATION

The Company shall commence its existence on the date that the Articles are filed with the Florida Department of State. The Company's existence shall be perpetual, unless the Company is earlier dissolved as provided in the Articles.

ARTICLE V. REGISTERED OFFICE AND AGENT

The name and street address of the registered agent of the Company in the State of Florida is Mr. Douglas M. Seaton, 150 SE 2nd Avenue, Suite 900, Miami, Florida 33131.

ARTICLE VI. ADDITIONAL CAPITAL CONTRIBUTIONS

Each member shall be permitted to make additional capital contributions to the Company, only upon the unanimous consent of all of the members.

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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

ARTICLE VII. PROFITS AND LOSSES

Profits and losses shall be allocated to the members, as provided in the Regulations, duly adopted and as amended from time to time by the members.

ARTICLE VIII. RESTRICTIONS ON MEMBERSHIP

No additional members shall be admitted to the Company except with the unanimous written consent of the members of the Company and upon such terms and conditions as shall be determined by all of the members. Contributions required of new members shall be determined as of the time of admission to the Company. A member may transfer his, her or its interest in the Company, as set forth in the Regulations, but the transferee shall have no right to participate in the management of the business and affairs of the Company or become a member, unless all of the other members of the Company other than the member proposing to dispose of his, her or its interest approve of the proposed transfer by majority written consent.

ARTICLE IX. TERMINATION OF EXISTENCE

The Company shall be dissolved upon the death, retirement, resignation, expulsion, bankruptcy or dissolution of a member, or upon the occurrence of any other event that terminates the continued membership of a member in the Company, unless the business of the Company is continued by the consent of all of the remaining members, provided that there is at least one (1) remaining member.

ARTICLE X. MANAGEMENT

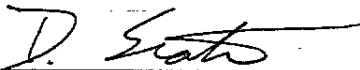
The Company shall be managed by all of its members, in accordance with the Regulations adopted by the members for the management of the business and affairs of the Company. The Regulations may contain any provisions for the regulation and management of the business and affairs of the Company, not inconsistent with Florida law or the Articles.

ARTICLE XI. AMENDMENT

The Articles may be amended only by the unanimous consent of all of the members.

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TALLAHASSEE, FLORIDA

IN WITNESS WHEREOF, the undersigned has made and subscribed to these Articles of Organization at Miami, Florida, on this 15th day of June 2001.



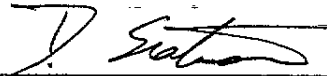
Douglas M. Seaton, Esq.
Authorized Representative

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TALLAHASSEE, FLORIDA

ACCEPTANCE OF REGISTERED AGENT

The undersigned, being the person named in the Articles of Organization of Overtown Renaissance Group, LLC, as the Registered Agent of this limited liability company, hereby consents to accept service of process for the above-stated company at the place designated in the Articles of Organization, and accepts the appointment as Registered Agent and agrees to act in this capacity. The undersigned further agrees to comply with the provisions of all applicable Florida laws relating to the proper and complete performance of my duties, and is familiar with and accepts the obligations of the position as Registered Agent.

By: _____


Douglas M. Seaton, Esq.

Dated: June 15, 2001

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01 JUN 25 PM 4:00
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TALLAHASSEE, FLORIDA