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**CHARLES M. PIGOTT**

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Of counsel  
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May 15, 2002

VIA FEDERAL EXPRESS

Registration Section  
Division of Corporations  
409 E. Gaines Street  
Tallahassee, Florida 32399

500005555895--6  
-05/16/02--01081--011  
\*\*\*\*125.00 \*\*\*\*125.00

**Re: Articles of Organization for Florida Limited Liability Company  
Commercial Capital Partners LLC**

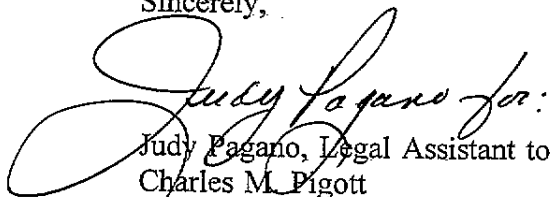
Dear Clerk:

Enclosed please find the original and one copy of the Articles of Organization for Florida Limited Liability Company, together with my trust account check in the amount of \$125.00 for the filing fee (\$100.00) and Designation of Registered Agent (25.00).

I understand that you will be sending an acknowledgment letter with the date of filing. I have enclosed a fully addressed Federal Express packet for the return of the article to this office.

If you have any questions please advise.

Sincerely,

  
Judy Pagano, Legal Assistant to  
Charles M. Pigott

CMP/jap

Enclosures: Articles/Check/Fed Ex Packet

FILED  
02 MAY 16 PM 1:23  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

12/2/02

**ARTICLES OF ORGANIZATION FOR FLORIDA LIMITED LIABILITY COMPANY**

**ARTICLE I - Name:**

The name of the Limited Liability Company is: **Commercial Capital Partners LLC**

**ARTICLE II - Address:**

The mailing address and street address of the principal office of the Limited Liability Company is:

**c/o Mark E. Losee**  
**11913 Birch Street**  
**Palm Beach Gardens, Florida 33410**

**ARTICLE III - Registered Agent, Registered Office & Registered Agent's Signature:**

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

**Mark E. Losee**  
Name  
**11913 Birch Street**  
Florida street address  
**Palm Beach Gardens, FL 33410**  
City, State, and Zip


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SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

*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.*

X   
Registered Agent's Signature

**ARTICLE IV - Management**

X The limited Liability Company is to be managed by one manager or more managers and is, therefore, a manager - managed company.

X   
Signature of a member or an authorized representative of a member

(In accordance with section 609.408(3), Florida Statutes, the execution of this document constitutes an affirmation under the penalties of perjury that the facts herein are true.)

**Mark E. Losee**  
Typed or printed name of signee