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LIMITED LIABILITY COMPANY
SOUTHEAST LAND DEVELOPMENT, LLC

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Certificate of Status	1
Certified Copy	1
Page Count	03
Estimated Charge	\$160.00

L A W O F F I C E S
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PROFESSIONAL ASSOCIATION

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Date: January 28, 2003
To: EFIL
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Total pages: 5
From: Michael J Posner, Esquire
Re: H03000034971 9 - SOUTHEAST LAND DEVELOPMENT, LLC

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MESSAGE

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Notice: The pages accompanying this facsimile transmission contain information from the law firm of Ward, Damon & Posner, P.A., which is confidential or privileged. The information is intended to be for the use of the individual or entity named on this cover letter. If you are not the intended recipient, be aware that any disclosure, copying, distribution or use of the contents of this information is prohibited. If you have received this facsimile in error, please notify us by telephone immediately so that we can arrange for the retrieval of the original documents at no cost to you.

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**ARTICLES OF ORGANIZATION OF
SOUTHEAST LAND DEVELOPMENT, LLC**

THE UNDERSIGNED, pursuant to the Florida Limited Liability Company Act, adopts the following Articles of Organization for such Limited Liability Company:

ARTICLE I - NAME

The name of this Limited Liability Company is:

SOUTHEAST LAND DEVELOPMENT, LLC

ARTICLE II - DURATION

The duration of this Limited Liability Company is perpetual.

ARTICLE III - PURPOSE

The purpose for which this Limited Liability Company is organized is to engage in any act or activities for which limited liability companies may be organized under the laws of the State of Florida.

ARTICLE IV - MAILING ADDRESS OF LIMITED LIABILITY COMPANY

The mailing address of the business of this Limited Liability Company is c/o Ward, Danton & Posner, P.A., 4420 Beacon Circle, West Palm Beach, Florida 33407, and the principal place of business of this Limited Liability Company is 3420 45th Street, Suite 11, West Palm Beach, Florida 33407.

ARTICLE V - INITIAL REGISTERED OFFICE AND REGISTERED AGENT

The street address of this Limited Liability Company's initial registered office in Florida is 4420 Beacon Circle, Suite 100, West Palm Beach, Florida 33407 and the name of its initial registered agent at that address is Michael J Posner, Esq.

Prepared by: Michael J Posner, Esq.
4420 Beacon Circle, Suite 100
West Palm Beach, Florida 33407
Bar No: 525685 ♦ Phone: 561/842-3000

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ARTICLE VI - MANAGEMENT

The Limited Liability Company is to be managed by one or more managers and is therefore a manager - managed limited liability company. The names and addresses of the initial managers are as follows:

James F. Young	1850 Norwood Avenue, Boulder, Colorado 80304
Daniel Rappold	3420 45th Street, Suite 11, West Palm Beach, Florida 33407

DATED this 28th day of January, 2003

By: 
Michael J Posner, Authorized Representative
(In accordance with Florida Statutes Section 608.408(3) the execution of this document constitutes and affirmation under penalties of perjury that the facts stated herein are true.)

STATE OF FLORIDA; COUNTY OF PALM BEACH) ss:

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared Michael J Posner, to me known to be the person described in and who executed the foregoing instrument and acknowledged before me that he executed the same for the purposes therein expressed.

WITNESS my hand and official seal in the County and State last aforesaid this 28th day of January, 2003.

Notary Public

Sign: _____

My Commission Expires:

Prepared by: Michael J Posner, Esq.
4420 Beacon Circle, Suite 100
West Palm Beach, Florida 33407
Bar No: 525685 ♦ Phone: 561/842-3000

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**CERTIFICATE DESIGNATING PLACE OF
BUSINESS OR DOMICILE FOR THE SERVICE
OF PROCESS WITHIN THIS STATE NAMING
AGENT UPON WHOM PROCESS MAY BE SERVED**

ACKNOWLEDGMENT:

Having been named as registered agent and to accept service of process for **SOUTHEAST LAND DEVELOPMENT, LLC**, at the initial registered office of the Limited Liability Company in this State designated in its Articles of Organization, 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, Florida Statutes.

Date: January 28, 2003



Michael J Posner

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