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LIMITED LIABILITY COMPANY

DUFF REAL ESTATE, LLC

L03-14969

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**ARTICLES OF ORGANIZATION
OF
DUFF REAL ESTATE, LLC**

The undersigned, for the purpose of forming a limited liability company under the Florida Limited Liability Company Act, F.S. Chapter 608, hereby make, acknowledge, and file the following Articles of Organization.

ARTICLE I -- NAME

The name of the limited liability company shall be DUFF REAL ESTATE, LLC ("company").

ARTICLE II -- ADDRESS

The mailing address and street address of the principal office of the company shall be 1847 Juno Isles Blvd., North Palm Beach, FL 33408.

ARTICLE III -- DURATION

The Company shall commence its existence on the date these articles of organization are filed by the Florida Department of State. The Company's existence shall be perpetual unless the Company is dissolved earlier as provided in these Articles of Organization or in the regulations.

ARTICLE IV -- REGISTERED OFFICE AND AGENT

The name and street address of the registered agent of the company in the state of Florida is Amy Duff, 1847 Juno Isles Blvd., North Palm Beach, FL 33408.

ARTICLE V -- CAPITAL CONTRIBUTIONS

The members of the company shall contribute to the capital of the company.

ARTICLE VI -- ADDITIONAL CAPITAL CONTRIBUTIONS

Each member shall make additional capital contributions to the company only on the unanimous consent of all the members or as provided in the regulations.

ARTICLE VII -- ADMISSION OF NEW MEMBERS

Except as set forth in the regulations, no additional members shall be admitted to the company except with the unanimous written consent of all the members of the company and on the terms and conditions as shall be determined by all the members. A member may transfer his or her interest in the company as set forth in the regulations of the company, 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 members of the company other than the member proposing to dispose of his or her interest approve of the proposed transfer by written consent.

ARTICLE VIII -- MEMBERS' RIGHT TO CONTINUE BUSINESS

The company shall be dissolved on the death, bankruptcy, or dissolution of a member or manager, or on 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 a majority/unanimous vote of the remaining members.

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ARTICLE IX – MANAGEMENT

The company shall be managed by the managing members in accordance with regulations adopted by the members for the management of the business and affairs of the company. These regulations may contain any provisions for the regulation and management of the affairs of the company not inconsistent with law or these articles of organization. The names and addresses of the managing member of the company is:

Amy Duff, 1847 Juno Isles Blvd., North Palm Beach, FL 33408.

IN WITNESS WHEREOF, the undersigned organizers have made and subscribed these articles of organization at West Palm Beach, Florida, on this 16 day of April 2003.

BY: *Amy Duff*
Amy Duff, Managing Member

STATE OF FLORIDA
COUNTY OF PALM BEACH

Sworn to (or affirmed) and subscribed before me on this 16 day of April 2003 by Amy Duff, Managing Member, who is personally known to me/produced identification Type of identification produced: FL ID 0100600760050

Tracy Felmet
Notary Public - State of Florida
Tracy Felmet
Print, Type or Stamp



Tracy Felmet
Commission # CC 938190 (Seal)
Expires May 18, 2004
Bonded Through
Atlantic Bonding Co., Inc.

ACCEPTANCE OF REGISTERED AGENT

The undersigned, being the person named in the Articles of Organization of DUFF REAL ESTATE, 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 hereby agrees to act in this capacity. The undersigned further agrees to comply with the provisions of all statutes relating to the proper and complete performance of his or her duties, and is familiar with and accept the obligations of the position of registered agent.

Amy Duff
Amy Duff