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LIMITED LIABILITY COMPANY

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FENWAY LLC

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ARTICLES OF ORGANIZATION

OF

FENWAY LLC

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

ARTICLE I - NAME

The name of the limited liability Company shall be Penway LLC ("Company").

ARTICLE II -- ADDRESS

The mailing address and street address of the principal office of the Company is 76 Royal Palm Way, Boca Raton, Florida 33432.

ARTICLE III -- DURATION

The Company shall commence its existence on the date these Articles of Organization are filed by the Florida Department of State or on another effective date as specified 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 street address of the initial registered office of this Company is 1600 Royal Palm Way. Boca Raton, Florida, 33432 and the name of the initial registered agent of this Company at that address is Ismes M. Rosemuray.

ARTICLE VI - 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 unanimous vote of all the remaining members.

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ARTICLE VII - MANAGEMENT

The Company shall be managed by a manager 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 name and address of the initial manager of the Company are James M. Rosemurgy, 1600 Royal Palm Way, Boca Raton, Florida 33432.

IN WITNESS WHEREOF, the undersigned organizer, as the duly authorized representative of the members, has made and subscribed those Articles of Organization at Hoca Raton, Florida, on DECEMBER 33, 2003

AMES M. ROSEMURGY

STATE OF FLORIDA COUNTY OF PALM BEACH

The foregoing Articles of Organization were acknowledged before me this 33 day of DECEMBER___, 2003, by JAMES M. ROSEMURGY. He **E** is personally known to me, or produced ______ as identification.

NOVARY PUBLIC, State of Flori

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CERTIFICATE OF DESIGNATION OF REGISTERED AGENT/REGISTERED OFFICE

Under the provisions of F.S. 608.414 or 608.507, FENWAY LLC, submits the following statement to designate a registered office and registered agent in the State of Florids:

- 1. The name of the limited liability company is FBNWAY LLC.
- 2. The name and street address of the registered agent in Plorida are:

James M. Rosemurgy 1600 Royal Palm Way Boca Raton, Florida 33432

The undersigned, being the person named in the Articles of Organization of FENWAY 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 statutes relating to the proper and complete performance of his or her duties, and is familiar with and accepts the obligations of the position of registered agent.

Date:

December 23, 2003.

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