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Gardner

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(City/State/Zip/Phone #)

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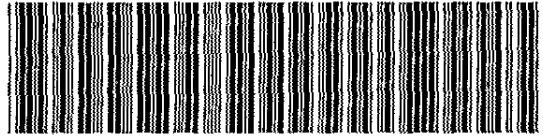
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**ARTICLES OF ORGANIZATION**

**OF**

***PARK AVENUE VILLAS, LLC***

**FILED**  
04 APR 29 AM 8:04  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

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

**ARTICLE I**

**Name and Principal Place of Business**

The name of the limited liability company shall be **PARK AVENUE VILLAS, LLC** (hereinafter the "Company"). The principal place of business and mailing address of the Company shall be 1300 Thomaswood Drive, Tallahassee, Florida 32308.

**ARTICLE II**

**Duration**

The Company shall commence its existence on the date these Articles of Organization are filed with and accepted by the Florida Department of State. The Company's existence shall terminate at midnight on December 31 of the year when all assets of the Company have been liquidated.

**ARTICLE III**

**Purposes and Powers**

The general purpose for which the Company is organized is to acquire, own, and develop real estate; however it shall be able to transact any lawful business for which a limited liability company may be organized under the laws of the State of Florida. The Company shall have all the powers granted to a limited liability company under the laws of the State of Florida.

**ARTICLE IV**

**Registered Office and Agent**

The name and street address of the registered agent of the Company in the State of Florida is Charles R. Gardner, 1300 Thomaswood Drive, Tallahassee, Florida 32308.

**ARTICLE V**

**Management**

The Company is to be managed by one or more managers and is therefore, a manager-managed company. The initial manager shall be ***Boulos Group, LLC***, a Florida limited liability company.

**ARTICLE VI**  
**Regulations**

The power to adopt, alter, amend, or repeal the Regulations (ie Operating Agreement) of the Company is vested in the members of the Company as provided in the Regulations.

**IN WITNESS WHEREOF**, the undersigned members or authorized representative of a member have made and subscribed these Articles of Organization at Tallahassee, Florida, for the foregoing uses and purposes this 28<sup>th</sup> day of April, 2004.

Dulford Property Holdings (Tallahassee), Inc.,  
a Delaware corporation

Boulos Group, LLC,  
a Florida limited liability company

By: Stacy P. Fischer  
Stacy P. Fischer  
Its: President

By: [Signature]  
Print Name: Ashaine Boulos  
Its: MANAGING MEMBER

[Signature]  
Peter Rosen


**CERTIFICATE OF DESIGNATION OF  
REGISTERED AGENT/REGISTERED OFFICE**

PURSUANT TO THE PROVISIONS OF SECTIONS 608.415 OF THE FLORIDA LIMITED LIABILITY COMPANY ACT, THE LIMITED LIABILITY COMPANY IDENTIFIED BELOW SUBMITS THE FOLLOWING STATEMENT IN DESIGNATING ITS REGISTERED OFFICE AND REGISTERED AGENT IN THE STATE OF FLORIDA.

1. The name of the limited liability company is **PARK AVENUE VILLAS, LLC**
2. The name and the Florida street address of the registered agent for **PARK AVENUE VILLAS, LLC** are: Charles R. Gardner, 1300 Thomaswood Drive, Tallahassee, Florida 32308.

*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.*

DATED: April 28, 2004

  
\_\_\_\_\_  
Charles R. Gardner,  
Registered Agent