

MAY 13 '04 12:05 PM BROAD AND CASSEL
Division of Corporations

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LIMITED LIABILITY COMPANY
FORT LAUDERDALE INVESTMENT PROPERTIES, LLC

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**ARTICLES OF ORGANIZATION
OF**

FORT LAUDERDALE INVESTMENT PROPERTIES, LLC

The undersigned does hereby subscribe to, acknowledge and file the following Articles of Organization for the purpose of creating a limited liability company under the laws of the State of Florida.

ARTICLE I

The name of this limited liability company shall be: FORT LAUDERDALE INVESTMENT PROPERTIES, LLC.

ARTICLE II

The mailing address and street address of the principal office of the limited liability company shall be 1515 S. Federal Highway, Suite 300, Boca Raton, Florida 33432, with the privilege of having its offices and branch offices at other places within or without the State of Florida.

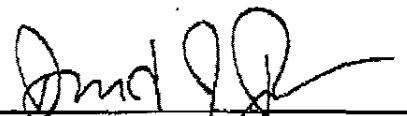
ARTICLE III

The initial registered office of this limited liability company is 7777 Glades Road, Suite 300, Boca Raton, Florida 33434. The initial registered agent at that address is David J. Powers, P.A.

ARTICLE IV

This limited liability company shall commence its existence as of the execution hereof on May 13, 2004, and shall exist perpetually thereafter unless sooner dissolved.

IN WITNESS WHEREOF, the undersigned has executed these Articles of Organization this 13th day of May, 2004.



David J. Powers, Authorized
Representative of Member

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

Pursuant to the provisions of section 608.415, Florida Statutes, the undersigned limited liability company submits the following statement in designating the registered office/registered agent, in the State of Florida.

FIRST -- The name of the limited liability company is FORT LAUDERDALE INVESTMENT PROPERTIES, LLC.

SECOND -- The name and address of the registered agent and office is:

David J. Powers, P.A.
7777 Glades Road
Suite 300
Boca Raton, Florida 33434

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 this 13th day of May, 2004.

David J. Powers, P.A., a Florida professional service corporation, as Registered Agent

By: 
David J. Powers, President

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