

May.20. 2005 2:09PM

Patterson Bond & Latshaw

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Account Name : PATTERSON, BOND & LATSHAW, P.A.
Account Number : I20000000140
Phone : (904)247-1770
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DIVISION OF CORPORATION

LIMITED LIABILITY COMPANY

Isles of Venice, LLC

Certificate of Status	1
Certified Copy	0
Page Count	03
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H05000128533 3

**ARTICLES OF ORGANIZATION
OF
ISLES OF VENICE, LLC**

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

**ARTICLE I
NAME AND ADDRESS**

The name of the limited liability company shall be ISLES OF VENICE, LLC ("Company"). The principal place of business of the Company in Florida shall be 7093 Ox Bow Road, Tallahassee, Florida 32312. The mailing address of the Company shall be 7093 Ox Bow Road, Tallahassee, Florida 32312.

**ARTICLE II
DURATION**

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

**ARTICLE III
PURPOSES AND POWERS**

The general purpose for which the Company is organized is to acquire, own, develop and manage commercial real estate and 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 Patterson, Bond & Latshaw, P.A., 3010 South Third Street, Jacksonville Beach, Florida 32250.

**ARTICLE V
MANAGEMENT (MANAGEMENT BY ITS MEMBERS)**

The Company shall be managed by its 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

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H05000128533 3

inconsistent with law or these Articles of Organization. The name and address of the initial Managing Member of the Company is:

NAME


ADDRESS

Robert B. Boeneke

7093 Ox Bow Road
Tallahassee, Florida 32312

IN WITNESS WHEREOF, the undersigned organizer and member has made and subscribed these Articles of Organization at Florida, for the foregoing uses and purposes this ____ day of May, 2005.

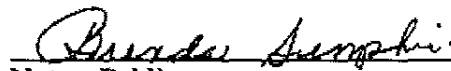
BRENDA SIMPKINS
NOTARY PUBLIC - STATE OF FLORIDA
COMMISSION # 00111430
EXPIRES 06/24/2008
BONDED THRU 1-000-NOTARY1


Robert B. Boeneke

STATE OF FLORIDA

COUNTY OF Leon

The foregoing instrument was acknowledged before me this 17 day of May, 2005, by Robert B. Boeneke. He is personally known to me or has produced _____ as identification.


Notary Public

ACCEPTANCE OF REGISTERED AGENT

Thce undersigned, being the person named in the Articles of Organization of Isles of Venice, LLC, as the registered agent of this limited liability company, hereby consents to its appointment as registered agent of the Company.

PATTERSON, BOND & LATSHAW, P.A.

By 
C. Guy Bond, Its Vice President

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