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DIVISION OF CORPORATIONS

LIMITED LIABILITY COMPANY
DESIGN DISTRICT DEVELOPMENT, LLC

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**ARTICLES OF ORGNIZATION OF
DESIGN DISTRICT DEVELOPMENT, LLC**

The undersigned, being authorized to execute and file these Articles, hereby forms a limited liability company under the laws of the State of Florida to be known as DESIGN DISTRICT DEVELOPMENT, LLC (the "Company").

ARTICLE I - Name

The name of the Company is DESIGN DISTRICT DEVELOPMENT, LLC

ARTICLE II - Address

The mailing address and street address of the initial principal office of the Company is:

1632 Pennsylvania Avenue
Miami Beach, FL 33139

or at another place which the members select.

ARTICLE III - Management

The Company shall be managed by its members. The name and addresses of the members are as follows:

DACRA COURTHOUSE, LLC
1632 Pennsylvania Avenue
Miami Beach, FL 33139

COURT-HOUSE PARTNERS
168 NE 43 Sr.
Miami, FL 33137

ARTICLE IV - Transfer of Membership Interests

Membership in the Company shall be evidenced by Certificates of Company Interest issued by the Company in accordance with the Company's Operating Agreement. No person may be admitted as a Member of the Company without the approval of 100% of the other Members. The Members may, in the Company's Operating Agreement, adopt additional restrictions and conditions on the transfer, pledge and assignment of interests in the Company.

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I, CRAIG ROBINS, hereby accept the designation of Resident Agent for service of process upon DESIGN DISTRICT DEVELOPMENT, LLC, a limited liability company within the State of Florida, in accordance with Section 608.415, Florida Statutes.

DATED this 17 day of August 2005.

CRAIG ROBINS

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