

Division of Corporations

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Florida Department of State
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(((H05000202201 3)))

M. HODGES

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To:

Division of Corporations
Fax Number : (850)205-0383

From:

Account Name : BRENNAN, MANNA & DIAMOND, P.L.
Account Number : I20040000104
Phone : (904)366-1500
Fax Number : (904)366-1501

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DIVISION OF CORPORATIONS

LIMITED LIABILITY COMPANY

Palms Realty, LLC

Certificate of Status	0
Certified Copy	1
Page Count	04 3
Estimated Charge	\$155.00

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TALLAHASSEE FLORIDA

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**ARTICLES OF ORGANIZATION
OF
PALMS REALTY, LLC**

The undersigned authorized representative of a member, 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 PALMS REALTY, LLC (the "Company").

ARTICLE II – ADDRESS

The mailing address and principal office address of the Company shall be 8825 Perimeter Park Boulevard, Suite 201, Jacksonville, Florida 32216.

ARTICLE III – EFFECTIVE DATE; DURATION

The Company shall commence its existence on the date these Articles of Organization are filed by the Florida Department of State. The Company's existence shall be perpetual unless the Company is earlier dissolved as provided by law or pursuant to the terms of the Company's Operating Agreement.

ARTICLE IV – REGISTERED OFFICE AND AGENT

The name and street address of the registered agent of the Company in the State of Florida is Brennan, Manna & Diamond, P.L., 76 South Laura Street, Suite 2110, Jacksonville, Florida 32202.

ARTICLE V – PURPOSES

This Company is organized for the purpose of transacting any and all lawful business permitted under the laws of the United States of America and the State of Florida.

ARTICLE VI – MANAGEMENT

The Company is to be managed by the Manager in accordance with the Company's Operating Agreement. The name and street address of the Manager of the Company is:

Guillermo Coquelet, 8825 Perimeter Park Boulevard, Suite 201, Jacksonville, Florida 32216.

IN WITNESS WHEREOF, the undersigned has executed these Articles of Organization as an authorized representative of a member at Jacksonville, Florida on this ____ day of August, 2005.

See attached

Mark O. Wilhelm, II
Authorized Representative

(((H05000202201 3)))

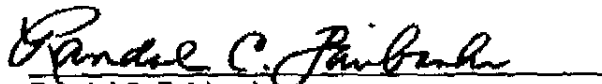
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ACCEPTANCE OF REGISTERED AGENT

The undersigned, RANDAL C. FAIRBANKS, a member of the entity listed in the Articles of Organization of PALMS REALTY, LLC to serve as *registered agent* for this Company, hereby consents on behalf of the entity to *accept service of process* for the above stated Company at the place designated in the Articles of Organization, accepts the entity's appointment as registered agent and agrees on behalf of the entity that it will act in this capacity. The undersigned further agrees that the entity will comply with the provisions of all statutes relating to the proper and complete performance of its duties and is familiar with and accepts the obligations of the position of registered agent.

BRENNAN, MANNA & DIAMOND, P.L.

A handwritten signature in cursive script, reading "Randal C. Fairbanks", is written over a horizontal line.

Randal C. Fairbanks
Member

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