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From: Account Name : MURAI, WALD, BIONDO, MORENO, P.A.
Account Number : 076150002103
Phone : (305)444-0101
Fax Number : (305)444-0174

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DIVISION OF CORPORATION

LIMITED LIABILITY COMPANY

KEY MIAMI RIVER WEST LLC

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**ARTICLES OF ORGANIZATION
FOR
KEY MIAMI RIVER WEST LLC**

The undersigned, desiring to form a limited liability company under and pursuant to Florida Statute 608 entitled the Florida Limited Liability Company Act, do hereby adopt the following Articles of Organization for such limited liability company:

ARTICLE I

NAME

The name of this limited liability company is **KEY MIAMI RIVER WEST LLC**

ARTICLE II

ADDRESS

The mailing address and street address of the principal office of the limited liability company is 848 Brickell Avenue, Suite 700, Miami, Florida 33131.

ARTICLE III

NATURE OF BUSINESS

This limited liability company is organized for the purpose of transacting any or all lawful business.

ARTICLE IV

INITIAL REGISTERED OFFICE AND AGENT

The street address of the initial registered office of the limited liability company in the State of Florida is Two Alhambra Plaza, Penthouse 1B, Coral Gables, Fl 33134 and the name of the initial registered agent of the limited liability company at that address is Murai Wald Biondo Moreno & Brochin, P.A.

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ARTICLE V

EFFECTIVE DATE

These Articles of Organization shall be effective upon filing.

ARTICLE VI

MANAGEMENT OF COMPANY

The limited liability company is to be managed by one or more managers and is, therefore, a manager-managed company. The name of the initial Manager is Key International Development Inc., a Florida corporation, the address of which is 848 Brickell Avenue, Suite 700, Miami, Florida 33131.

IN WITNESS WHEREOF, the undersigned Members' authorized representative has executed these Articles of Organization on this 13th day of October, 2005.

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MEMBERS' AUTHORIZED REPRESENTATIVE:

Murai Wald Biondo Moreno & Brochin, P.A.


By: 
Rene V. Murai, President

ACCEPTANCE

Having been named to accept service of process for the above stated limited liability company, at the place designated in these Articles of Organization, the undersigned hereby accepts to act in this capacity, and agrees to comply with the provision of Florida Statutes relative to the obligations of such registered agent, with which the undersigned acknowledges it is familiar.

Dated this 13th day of October, 2005.

MURAI WALD BIONDO MORENO & BROCHIN, P.A.

By: 
Name: Rene V. Murai
Title: President

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