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ANDREWS SECOND STREET, LLC

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J. BRYAN MAY 31 2006

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AMENDED AND RESTATED ARTICLES OF ORGANIZATION OF ANDREWS SECOND STREET, LLC
A Florida limited liability company

Pursuant to the Florida Limited Liability Company Act, chapter 608 of the Florida Statutes, the Articles of Organization of ANDREWS SECOND STREET, LLC, which were filed with the Secretary of State of Florida on December 16, 2005, are hereby amended and restated in their entirety:

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ARTICLE I - Name:

The name of the limited liability company is ANDREWS SECOND STREET, LLC.

ARTICLE II - Address:

The mailing address and street address of the principal office of the limited liability company is: 17 West Las Olas Boulevard, Fort Lauderdale, Florida 33301.

ARTICLE III - Duration:

The period of duration for the limited liability company shall begin on the date of filing these Articles of Organization with the Florida Secretary of State and shall have a perpetual existence and duration, until terminated in accordance with applicable law.

ARTICLE IV - Members:

Initially, the limited liability company had one (1) member whose name and address is:

Steven J. Halmos
17 West Las Olas Boulevard
Fort Lauderdale, Florida 33301

The limited liability company now has another member, whose name and address is:

Steven J. Halmos and Steven Woods, Trustees
THE HALMOS FAMILY 2004 GRANTOR TRUST u/d January 1, 2004
17 West Las Olas Boulevard
Fort Lauderdale, Florida 33301

The right, if given, of the member(s) to admit additional members and the terms and conditions of the admissions shall be that each existing member must consent in writing to admit any additional member.

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ARTICLE V - Management:

The limited liability company is to be managed by its initial Member-Manager and the name and address of the initial Member-Manager is:

Steven J. Halmos
17 West Las Olas Boulevard
Fort Lauderdale, Florida 33301


ARTICLE VI - Members' Rights to Continue Business

The remaining member(s) of the limited liability company is/are hereby given the right to continue the business on the death, retirement, resignation, expulsion, bankruptcy, or dissolution of a Member-Manager or the occurrence of any other event which terminates the continued membership of a Member-Manager in the limited liability company.

ARTICLE VII - Registered Agent

The name and street address of the Registered Agent is: Steven J. Halmos, 17 West Las Olas Boulevard, Fort Lauderdale, Florida 33301.

IN WITNESS WHEREOF, the undersigned Member has executed these Articles of Organization this 19th day of January, 2006.


Steven J. Halmos, Member-Manager

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CERTIFICATE OF ACCEPTANCE BY REGISTERED AGENT

Pursuant to the provisions of the Florida Limited Liability Act, the undersigned submits the following statement in accepting the designation as registered agent of ANDREWS SECOND STREET, LLC, a Florida limited liability company (the "Company"), in the Company's Articles of Organization:

Having been named as registered agent and to accept service of process for the Company at the registered office designated in the Company's Articles of Organization, the undersigned accepts the appointment as registered agent and agrees to act in this capacity. The undersigned further agrees to comply with the provisions of all statutes relating to the proper and complete performance of its duties, and the undersigned is familiar with and accepts the obligations of its position as registered agent.

The undersigned member has executed these Articles of Organization this 15th day of January, 2006.



Steven J. Halmos, Registered Agent

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