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(Requestor's Name)

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(City/State/Zip/Phone #)

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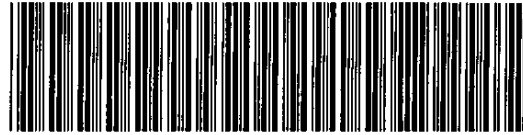
(Business Entity Name)

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DIVISION OF CORPORATIONS
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LAW OFFICE OF CHARLES W. MCBURNEY, JR.
ATTORNEY AND COUNSELOR AT LAW

76 S. LAURA STREET, SUITE 590
JACKSONVILLE, FLORIDA 32202

Charles W. McBurney, Jr.

TELEPHONE 904 / 798-0002
FAX NO. 904 / 798-3757
E-MAIL cmcburney@bellsouth.net

December 22, 2006

Corporate Records Bureau
Division of Corporations
Department of State
P.O. Box 6327
Tallahassee, FL 32314

Re: SEA Properties LLC

Dear Madam or Sir:

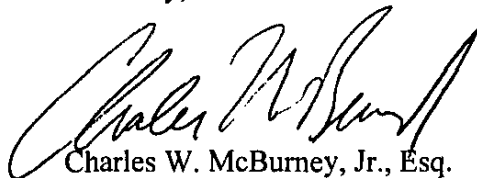
Enclosed you will find Articles of Organization in duplicate for filing. Also enclosed is our check, number 3783, to cover the following:

| | |
|------------------------------|------------------|
| Filing Fee | \$ 100.00 |
| Certified Copy, Articles | 30.00 |
| Registered Agent Designation | <u>25.00</u> |
| TOTAL | \$ 155.00 |

Please return the certified copy of the Articles to the attention of the undersigned.

Thank you for your prompt attention to this matter.

Sincerely,



Charles W. McBurney, Jr., Esq.

CWM:swb

Encls.

ARTICLES OF ORGANIZATION
OF
SEA PROPERTIES LLC

FILED
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DIVISION OF CORPORATIONS
06 DEC 26 PM 2:55

The undersigned, under the provisions of Chapter 608 of the Florida Statutes (the "Act"), for the purpose of forming a limited liability company under the laws of the State of Florida, do set forth the following:

1. Name.

The name of the limited liability company is SEA Properties LLC (hereinafter referred to as the "Company").

2. Period of Duration.

The period of duration of the Company shall be from the date of filing of these Articles of Organization until the first to occur of the following:

a. Dissolution of the Company under the provisions of the written operating agreement signed by all of the members as then in effect (the "Operating Agreement"), or as required under the Act.

b. On mutual written agreement of a majority in capital interest of the members.

3. Purpose.

The purpose for which the Company is organized is to engage in investment real estate and any and all other business and activities permitted by the Act and any other applicable laws of the State of Florida. The Company shall have all of the powers vested in a limited liability company organized and existing by virtue of such laws.

4. Address Of Place Of Business.

The mailing address for the Company is 1098 Ponte Vedra Boulevard, Ponte Vedra Beach, Florida 32082, and the street address of the place of business for the Company is 1098 Ponte Vedra Beach Boulevard, Ponte Vedra Beach, Florida 32082. These addresses may be changed from time to time as provided in the Operating Agreement.

5. Registered Agent.

The initial registered agent in Florida for the Company is Steve Austin and the initial registered office is located at 1098 Ponte Vedra Beach Boulevard, Ponte Vedra Beach, Florida 32082.

6. Capital Contributions.

Contributions to the capital of the Company shall be made by the members, in the manner prescribed by the written Operating Agreement made and entered into by the members and which may be amended from time to time in accordance with its terms.

7. Members.

The Company shall have at least one member and may admit additional members on the prior unanimous written agreement of the then-existing members, or as otherwise provided in the Operating Agreement.

8. Continuity of Business.

On the death, retirement, resignation, expulsion, bankruptcy, or dissolution of a member, or on the occurrence of any other event that terminates the continued

membership of a member in the Company, or upon any other event that, under the Act, would result in dissolution of the Company, the business of the Company may be continued and the Company will not be dissolved without the prior written consent of all the remaining members of the Company.

9. Management.

The overall management and control of the business and affairs of the Company shall be vested in its members, as provided in these Articles of Organization and section 608.407 of the Act. Any and all action by the Company shall require the vote of members holding a majority interest in the Company.

10. Indemnification.

Except as expressly provided in the Operating Agreement, the Company shall indemnify any member, manager, or former member or manager to the full extent permitted under the Act.

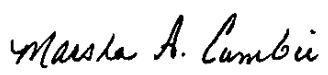
Executed at Ponte Vedra Beach, Florida, on the 18 day of December, 2006.

SEA PROPERTIES LLC
a Florida limited liability company

By 
Steven E. Austin, Member/Manager

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me on 18 day of December, 2006, by Steven E. Austin, Manager/Member of SEA Properties LLC, who () is personally known to me or () produced _____ as identification.


Notary Public - State of Florida

MARSHA A. CUMBIE
Notary Public, State of Florida
My comm. exp. Oct. 26, 2007
Comm. No. DD 261406