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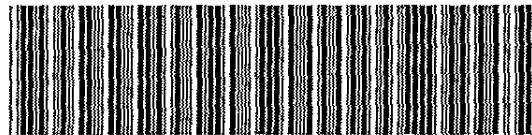
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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

TRANSMITTAL LETTER

TO: Registration Section
Division of Corporations

SUBJECT: REFERRAL REALTY OF SOUTH FLORIDA, L.L.C.

The enclosed Articles of Organization and fee of \$125.00 are submitted for filing.

Please return all correspondence concerning this matter to the following:

Ernesto Vega
2883 Executive Park Drive, Suite 201
Weston, FL 33331

For further information concerning this matter, please call:

Ernesto Vega at (954) 660-5222

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TALLAHASSEE, FLORIDA

ARTICLES OF ORGANIZATION
OF
REFERRAL REALTY OF SOUTH FLORIDA, L.L.C.

The undersigned, for the purpose of forming a limited liability company under the Florida Limited Liability Company Act, Chapter 608, Florida Statutes, hereby make, acknowledge, and file the following Articles of Organization.

ARTICLE I - NAME

The name of the limited liability company shall be, REFERRAL REALTY OF SOUTH FLORIDA, L.L.C., hereafter referred to as "company".

ARTICLE II - ADDRESS

The mailing address and street address of the principal office of the company is: 2883 Executive Park Drive, Suite 201, Weston, Florida 33331.

ARTICLE III - DURATION

The company shall commence its existence on the date these articles of organization are filed with the Florida Department of State. The company's existence shall be perpetual, unless the company is dissolved earlier, as provided in these articles of organization or in the operating agreement.

ARTICLE IV - PURPOSE

The Company is formed for the object and purpose of, and the nature of the business to be conducted and promoted by the Company is, engaging in any lawful act or activity for which limited liability companies may be formed under the Act and engaging in any and all activities necessary or incidental to the foregoing.

ARTICLE V - POWERS

The business and affairs of the Company shall be managed by the members. The Members shall have the power to do any and all acts necessary or convenient to or for the furtherance of the purposes described therein, including all powers, statutory or otherwise, possessed by members under the laws of the State of Florida.

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ARTICLE VI – REGISTERED OFFICE AND AGENT

The name and street address of the registered agent of the company in the State of Florida is: Ernesto Vega, 2883 Executive Park Drive, Suite 201, Weston, FL 33331.

ARTICLE VII – CONTRIBUTIONS

The contributions of the members may be in cash, property, services rendered, or a promissory note or other obligation to contribute cash or property or to perform services.

ARTICLE VIII – ADDITIONAL CAPITAL CONTRIBUTIONS

Each member shall make additional capital contributions only upon the unanimous consent of all the members.

ARTICLE IX – ADMISSION OF NEW MEMBERS

No additional members shall be admitted to the company, except with the unanimous written consent of the members and on such terms and conditions as shall be determined by the members. A member may transfer his or her interest in the company as provided in the operating agreement of the company, but the transferee shall have no right to participate in the management of the business and affairs of the company or become a member, unless all of the members of the company, excluding the member proposing to dispose of his or her interest, approve of the proposed transfer by written consent.

ARTICLE X- MEMBERS' RIGHT TO CONTINUE BUSINESS

The company shall be dissolved on the death, 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, unless the business of the company is continued by a majority vote of the remaining members.

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TALLAHASSEE, FLORIDA

ARTICLE XI - MANAGEMENT

The company shall be managed by Managing Members, in accordance with the operating agreement adopted by the members for the management of the business and affairs of the company. The operating agreement may contain any provisions for the regulation and management of the affairs of the company not inconsistent with law or these articles of organization. The names and addresses of the initial Managing Members of the company are:

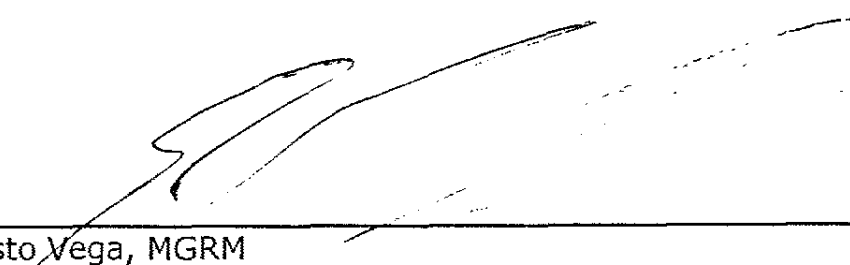
Ernesto Vega, MGRM
2883 Executive Park Drive, Suite 201
Weston, FL 33331.

Melissa C. Bernal-Vega, MGRM
2883 Executive Park Drive, Suite 201
Weston, FL 33331

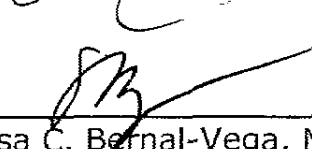
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In accordance with Sec. 608.408(3), Florida Statutes, the execution of this document constitutes an affirmation under the penalties of perjury that the facts stated herein are true.

IN WITNESS WHEREOF, the undersigned authorized representatives have made and subscribed these articles of organization on the 2nd day of January, 2007.

X 

Ernesto Vega, MGRM

X 

Melissa C. Bernal-Vega, MGRM

CERTIFICATE DESIGNATING REGISTERED AGENT/REGISTERED OFFICE OF
REFERRAL REALTY OF SOUTH FLORIDA, L.L.C.

Under the provisions of Secs. 608.415, Florida Statutes, REFERRAL
REALTY OF SOUTH FLORIDA, L.L.C., submits the following statement to
designate a registered office and registered agent in the State of Florida:

1. The name of the limited liability company is REFERRAL REALTY OF
SOUTH FLORIDA, L.L.C.
2. The name and street address of the registered agent in Florida

Ernesto Vega, MGRM
2883 Executive Park Drive, Suite 201
Weston, FL 33331.

The undersigned, being the person named in the articles of organization of
REFERRAL REALTY OF SOUTH FLORIDA, L.L.C., as the registered agent of
this limited liability company, hereby consents to accept service of process
for the above stated company at the place designated in the articles of
organization, 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 his or her duties, and is familiar with, and accepts, the obligations of
the position of registered agent, as provided for in Chapter 608, Florida
Statutes.



Ernesto Vega
Registered Agent

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