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FLORIDA/FOREIGN LIMITED LIABILITY CO.

240 nw 24 st llc

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J. BRYAN FEB - 2 2007

ARTICLES OF ORGANIZATION**OF****240 NW 24 ST LLC****Under the Florida Limited Liability Company Act****ARTICLE I****NAME**

The name of this limited liability company ("Company") is 240 NW 24 ST LLC.

ARTICLE II**DURATION**

The period of duration for the Company is perpetual, except that the death, retirement, resignation, expulsion, bankruptcy, or dissolution of a member, or the occurrence of any other event which terminates the continued membership of a member in the Company, shall dissolve the Company unless a majority in interest of the remaining members consent in writing to the continuation of the business of the Company.

ARTICLE III**MAILING AND STREET ADDRESS**

The mailing and street address of the principal office of the Company is 100 SE 2nd Street, Suite 2650, Miami, Florida 33131.

ARTICLE IV**REGISTERED AGENT AND OFFICE**

The name and street address of the Company's initial registered agent in Florida is Andrew Mirmelli, Trustee, 100 SE 2nd Street, Suite 2650, Miami, Florida 33131.

Prepared by
Spartan, LLC, Miami, FL
100 SE 2nd Street, Suite 2650
Miami, Florida 33131
Florida Bar No. 146296
Telephone: 305-379-0924

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ARTICLE VMANAGEMENT

The management of the Company is reserved to the members. The names and addresses of the Managing Members are:

Andrew Mirmelli, Trustee
100 SE 2nd Street, Suite 2650
Miami, Florida 33131

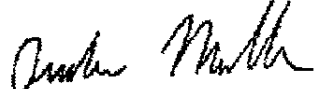
ARTICLE VIADMISSION OF NEW MEMBERS

Members of the Company have the right to admit new members upon the written consent of a majority in interest of the existing members, and the existing members shall determine the amount and nature of contributions by new members at the time new members are admitted.

ARTICLE VIIORGANIZING REPRESENTATIVE

The Organizing Representative shall be Andrew Mirmelli, Trustee.

IN WITNESS WHEREOF, the undersigned has executed these Articles of Organization this 31ST day of January, 2007.



ANDREW MIRMELLI, TRUSTEE
Organizing Member

Having been named to accept service of process for the stated corporation, at the place designated in these Articles of Organization, I hereby agree to act in this capacity, and I further agree to comply with the provisions of all statutes relative to the proper and complete performance of my duties.

DATE: 1-31-07



ANDREW MIRMELLI, TRUSTEE
Registered Agent

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