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To: Division of Corporations  
Fax Number : (850) 205-0383

From: Account Name : STAMBAUGH & TARONE, P.A.  
Account Number : I20020000028  
Phone : (561) 832-0272  
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FLORIDA/FOREIGN LIMITED LIABILITY CO.

HB Broad Street, LLC

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**ARTICLES OF ORGANIZATION  
FOR**

**HB Broad Street, LLC**  
a Florida limited liability company

**ARTICLE I**

Name:

The name of the Limited Liability Company is: **HB Broad Street, LLC.**

**ARTICLE II**

Address

The mailing address and street address of the principal office of the Limited Liability Company is: 3135 SW Third Avenue, Miami, Florida 33129.

**ARTICLE III**


Registered Agent and Office

The name and Florida street address of the registered agent is: Samuel D. Stromberg at 180 Royal Palm Way, Suite 201, Palm Beach, Florida, 33480.

**ARTICLE IV**

Management

The Limited Liability Company is to be managed by one or more managers and is, therefore, a manager - managed company.

  
\_\_\_\_\_  
Samuel D. Stromberg, as authorized  
representative

(In accordance with Section 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)

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ALLAHASSEE, FLORIDA

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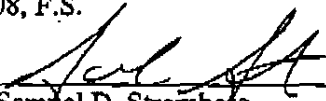
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ACCEPTANCE OF REGISTERED AGENT

Having been named as registered agent and to accept service of process for the above stated limited liability company at the place designated in these Articles of Organization, I hereby accept the appointment as registered agent and agree to act in this capacity. I further agree to comply with the provisions of all statutes relating to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as registered agent as provided for in Chapter 608, F.S.

  
Samuel D. Stromberg

Date: June 22, 2007

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