

**Electronic Articles of Organization
For
Florida Limited Liability Company**

L07000115935
FILED 8:00 AM
November 16, 2007
Sec. Of State
dcurry

Article I

The name of the Limited Liability Company is:

TWJ 250 WEST STREET LLC

Article II

The street address of the principal office of the Limited Liability Company is:

100 S BISCAYNE BLVD
SUITE 900
MIAMI, FL. 33131

The mailing address of the Limited Liability Company is:

100 S BISCAYNE BLVD
SUITE 900
MIAMI, FL. 33131

Article III

The purpose for which this Limited Liability Company is organized is:

ANY AND ALL LAWFUL BUSINESS.

Article IV

The name and Florida street address of the registered agent is:

JEROME HOLLO
100 S BISCAYNE BLVD
SUITE 900
MIAMI, FL. 33131

Having been named as registered agent and to accept service of process for the above stated limited liability company at the place designated in this certificate, 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.

Registered Agent Signature: JEROME HOLLO

Article V

The name and address of managing members/managers are:

Title: MGRM
TIBOR HOLLO
100 S BISCAYNE BLVD STE 900
MIAMI, FL. 33131

Title: MGRM
JEROME HOLLO
100 S BISCAYNE BLVD STE 900
MIAMI, FL. 33131

Title: MGRM
WAYNE HOLLO
100 S BISCAYNE BLVD STE 900
MIAMI, FL. 33131

Title: MGR
LEONARD KATZ
100 S BISCAYNE BLVD STE 900
MIAMI, FL. 33131

Article VI

The effective date for this Limited Liability Company shall be:

11/16/2007

Signature of member or an authorized representative of a member

Signature: LEONARD KATZ

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