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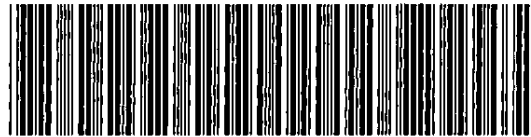
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DEPT. OF STATE
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TALLAHASSEE, FLORIDA

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08 AUG 15 AM 9:55

DEPT. OF STATE
TALLAHASSEE, FLORIDA

B. KOHR

AUG 20 2008

EXAMINER

**ARTICLES OF ORGANIZATION
OF
SFLP PROPERTIES, LLC**

FILED
08 AUG 15 AM 9:55
TALLAHASSEE, FLORIDA

The undersigned, for the purpose of forming a limited liability company under the Florida Limited Liability Company Act, F.S. Chapter 608, hereby makes, acknowledges, and files the following Articles of Organization.

ARTICLE I - NAME

The name of the limited liability company is SFLP PROPERTIES, LLC ("Company").

ARTICLE II - ADDRESS

The mailing address and street address of the principal office of the Company is: 10800 Lakeside Drive, Coral Gables, Florida 33156.

ARTICLE III - DESIGNATION OF INITIAL REGISTERED AGENT

The name and street address of the initial registered agent of the Company in the State of Florida is Robert C. Brannan, Esq., 2548 Blairstone Pines Drive, Tallahassee, Florida 32301.

ARTICLE IV - MANAGEMENT

The Company will be a manager managed company. The name and address of each Manager or Managing Member is as follows:

<u>Title:</u>	<u>Name and Address:</u>
Manager	Joel Schenkman 10800 Lakeside Drive Coral Gables, Florida 33156

ARTICLE V - DURATION

The period of duration for the Limited Liability Company shall be perpetual.

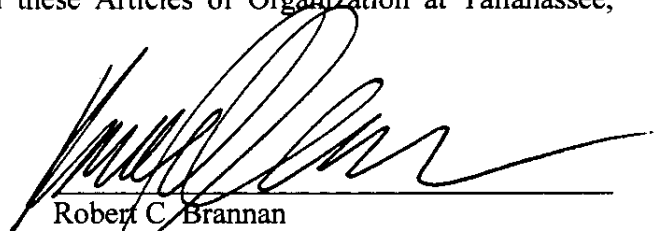
ARTICLE VI - ADMISSION OF ADDITIONAL MEMBERS

The members shall have the right to admit additional members upon such terms and conditions of the admissions as established by a majority vote of the members. The transferability of membership interests are subject to an Agreement between the Members.

ARTICLE VI - MEMBERS' RIGHTS TO CONTINUE BUSINESS

The remaining members of the limited liability company shall have the right to continue the business on 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 limited liability company.

IN WITNESS WHEREOF, the undersigned authorized representative of a member of the Company has executed these Articles of Organization at Tallahassee, Florida on August 8, 2008.

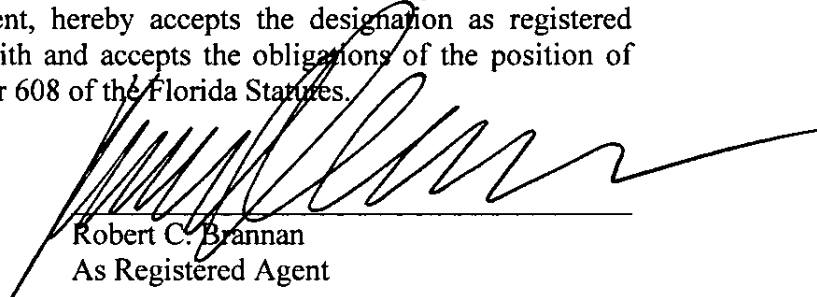
A handwritten signature in black ink, appearing to read 'Robert C. Brannan', is written over a horizontal line.

Robert C. Brannan
As Authorized Representative

**ACCEPTANCE OF REGISTERED AGENT
AND
DESIGNATION OF REGISTERED OFFICE**

The registered office of SFLP PROPERTIES, LLC ("Company") is the same as its place of business as reflected in Article III of the Articles of Organization.

The undersigned, being the person named in the Articles of Organization of the Company as its initial registered agent, hereby accepts the designation as registered agent. The undersigned is familiar with and accepts the obligations of the position of registered agent, as provided in Chapter 608 of the Florida Statutes.



Robert C. Brannan
As Registered Agent