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Division of Corporations

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Fax Number : 18506176383

FROM: Account Name : SHOTTS & BOWEN, LLP  
Account Number : 076447000113  
Phone : (904) 358-6100  
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FLORIDA LIMITED LIABILITY CO.  
45 STAR ISLAND LLC

Certificate of Status	0
Certified Copy	1
Page Count	02
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TALLAHASSEE, FLORIDA  
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**ARTICLES OF ORGANIZATION  
FOR  
FLORIDA LIMITED LIABILITY COMPANY**

**ARTICLE I - NAME**

The name of the Limited Liability Company is:

**45 STAR ISLAND LLC**

**ARTICLE II - ADDRESS**

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

201 South Biscayne Boulevard, Suite 1600 (AIT)  
Miami, Florida 33131

**ARTICLE III- REGISTERED AGENT AND OFFICE**

The name and address of the initial registered agent of the Limited Liability Company is:

Corporation Company of Miami  
201 South Biscayne Boulevard, Suite 1500 (AIT)  
Miami, Florida 33131

STATE OF FLORIDA  
DEPARTMENT OF STATE  
TALLAHASSEE, FLORIDA

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**ARTICLE IV - MANAGEMENT**

The Limited Liability Company shall be managed by one or more managers (who shall be designated "Manager(s)") and is, therefore, a manager-managed company within the meaning of Section 608.422, Florida Statutes. The rights, duties and obligations of the Manager(s) and the member(s) of the Limited Liability Company shall be as set forth in writing in the agreement(s) of the member(s).

IN WITNESS WHEREOF, the undersigned has signed these Articles of Organization this 24<sup>th</sup> day of May, 2011.

By: Francis F. Rodriguez  
Francis F. Rodriguez, 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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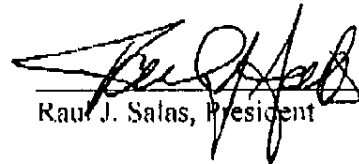
**REGISTERED AGENT ACCEPTANCE**

Having been named to accept service of process for the above-stated limited liability company at the address designated in the articles of organization pursuant to the provisions of Section 608.415, Florida Statutes, the undersigned Florida corporation hereby agrees to act in this capacity, and further agrees to comply with the provisions of all statutes relative to the proper and complete discharge of its duties.

Date: May 24, 2011.

CORPORATION COMPANY OF MIAMI,  
a Florida corporation

By:

  
Raul J. Salas, President

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CORPORATION COMPANY OF MIAMI  
TALLAHASSEE, FLORIDA