

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

L12000149505
FILED 8:00 AM
November 29, 2012
Sec. Of State
nculligan

Article I

The name of the Limited Liability Company is:

BFF 104 MANAGEMENT, LLC

Article II

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

3121 WEST HALLANDALE BEAH BLVD
SUITE 102
HALLANDALE, FL. US 33009

The mailing address of the Limited Liability Company is:

634 EAGLE ROCK AVE
SUITE 505
WEST ORANGE, NJ. US 07052

Article III

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

PROPERTY MANAGEMENT

Article IV

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

MICHAEL FROHLINGER
3121 WEST HALLANDALE BEAH BLVD
SUITE 102
HALLANDALE, FL. 33009

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: MICHAEL FROHLINGER

Article V

The name and address of managing members/managers are:

Title: MGRM
MICHAEL FROHLINGER
3121 WEST HALLANDALE BEAH BLVD SUITE 102
HALLANDALE, FL. 33009 US

Title: MGRM
STEVEN FROHLINGER
5 STANLEY RD
WEST ORANGE, NJ. 07052 US

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Article VI

The effective date for this Limited Liability Company shall be:

11/27/2012

Signature of member or an authorized representative of a member

Electronic Signature: MICHAEL FROHLINGER

I am the member or authorized representative submitting these Articles of Organization and affirm that the facts stated herein are true. I am aware that false information submitted in a document to the Department of State constitutes a third degree felony as provided for in s.817.155, F.S. I understand the requirement to file an annual report between January 1st and May 1st in the calendar year following formation of the LLC and every year thereafter to maintain "active" status.