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FLORIDA LIMITED LIABILITY CO.
2550 BAY AVENUE, LLC

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ARTICLES OF ORGANIZATION

OF

2550 BAY AVENUE, LLC
a Florida limited liability company

1. The name of the limited liability company is:

2550 BAY AVENUE, LLC.


2. The mailing and street address of the principal office of the limited liability company is:

2550 Bay Avenue
Miami Beach, FL 33140.

3. The name and street address of the initial registered agent of the limited liability company are:

NRAI Services, Inc.
515. E. Park Avenue
Tallahassee, FL 32301.

Dated: as of December 26, 2012.



Richard M. Goldstein, Esquire
Authorized Representative

H12000301496 3

H12000301496 3

**ACCEPTANCE OF APPOINTMENT
AS REGISTERED AGENT**

The undersigned, who has been designated in the foregoing Articles of Organization as registered agent for the limited liability company therein named, hereby agrees that (i) it accepts such appointment as registered agent and will accept service of process for and on behalf of said limited liability company, and (ii) it is familiar with and will comply with any and all laws relating to the complete and proper performance of the duties and obligations of a registered agent of a Florida limited liability company.

Dated: as of December 26, 2012

NRAI Services, Inc.
Registered Agent



By: Katie Wonsch, Asst. Sect

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