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 Division of Corporations Page 1 of 1

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From: *Angelica M. Chirre, Corporate Paralegal*
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FLORIDA LIMITED LIABILITY CO.
 SC COMMERCIAL PROPERTIES LLC

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**ARTICLES OF ORGANIZATION
OF
SC COMMERCIAL PROPERTIES LLC**

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

ARTICLE I

Name

The name of the Limited Liability Company (the "Company") is:

SC COMMERCIAL PROPERTIES LLC

ARTICLE II

Address

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

176 NE 43rd Street
Miami, FL 33137

ARTICLE III

Duration

The period of duration of the Company shall be perpetual.

ARTICLE IV

Registered Office and Agent and Address

The name and the street address of the registered agent of the Company in the State of Florida are:

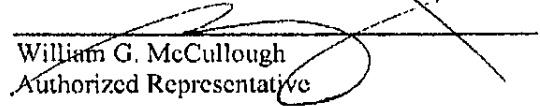
Corporation Company of Miami
201 South Biscayne Boulevard
Suite 1600 (WGM)
Miami, Florida 33131

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ARTICLE V
Management

The 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 Company shall be as set forth in writing in the Operating Agreement of the member(s). The name of the initial Manager is **Fort Property Managers L.L.C.** with address at 176 NE 43rd Street, Miami, FL 33137.

IN WITNESS WHEREOF, the undersigned has made and subscribed these Articles of Organization for the foregoing uses and purposes this 27th day of September, 2013.

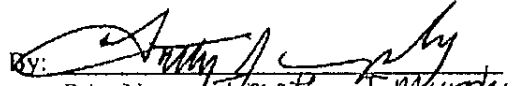
By: 
William G. McCullough
Authorized Representative

REGISTERED AGENT'S ACCEPTANCE

Having been named as registered agent and to accept service of process for **SC COMMERCIAL PROPERTIES LLC**, a limited liability company, at the place designated in these Articles, the undersigned hereby accepts the appointment as registered agent and agrees to act in this capacity. The undersigned further agrees to comply with the provisions of all statutes relating to the proper and complete performance of its duties, and is familiar with and accepts the obligations of the position as registered agent as provided for in Chapter 608, F.S.

Dated: September 27, 2013.

CORPORATION COMPANY OF MIAMI

By: 
Print Name: Timothy J. Murphy
Title: Vice President