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**FLORIDA LIMITED LIABILITY CO.
JPD III DEVELOPMENT L.L.C.**

Certificate of Status	1
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MAR 27 2014

D. BRUCE

**ARTICLES OF ORGANIZATION OF
JPD III DEVELOPMENT L.L.C.**

The undersigned hereby subscribe to these Articles of Organization of a Limited Liability Company under the laws of the State of Florida.

ARTICLE I

The name of this Limited Liability Company is

JPD III DEVELOPMENT L.L.C.

ARTICLE II

The mailing address of the principal office of this Limited Liability Company shall be 9740 SW 34th St., Miami, FL 33165 County of Miami Dade, State of Florida, but in such other place or places as the members from time to time may determine.

ARTICLE III

The period of duration for the Limited Liability Company shall be perpetual unless dissolved in accordance with the laws of the State of Florida, or as provided in the Operating Agreement adopted by the members.

ARTICLE IV

The date of existence shall begin upon the filing of these Articles of Organization and upon acceptance by the Secretary of State.

ARTICLE V

This Limited Liability Company may engage in any activity or business permitted under the laws of the United States of America and the laws of the State of Florida. Without limiting any of the purposes, powers and objects of this Limited Liability Company it is expressly declared and provided that this Limited Liability Company shall have power of purchase or otherwise acquire, undertake, improve or develop all or any of the business, good will, rights, assets and liabilities of any person, firm association or corporation carrying on any kind of business, or for the purpose of accomplishment of any of the purposes or attainment of its objects, to make and perform contracts of any kind and description and to do any and all other acts, and to exercise any and all powers either as principal, agent and/or broker, conferred by the laws of Florida upon limited liability companies, and which a partnership or natural person could do and exercise, and which now or hereafter may be authorized by the laws of the United States of America and the laws of the State of Florida.

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ARTICLES OF ORGANIZATION OF
JPD III DEVELOPMENT L.L.C.

ARTICLE VI

The Manager Members with voting power prorate to their interest shall manage the Limited Liability Company. The rights and duties of the Manager Members shall be set forth in the regulations of the Limited Liability Company which are incorporated herein by reference. The name and address are as follows:

Name	Address	Percent of Interest
Pablo A. Dominguez	9740 SW 34 th St. Miami, FL 33165	50%
Jose A. Jerez	12294 SW 29 th Ter Miami, FL 33175	50%

ARTICLE VII

In the event of withdrawal, 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 this company, this Limited Liability Company shall remain in existence and the remaining members have the right to continue in business pursuant to the applicable provisions of the regulations.

ARTICLE VII

The members of the Limited Liability Company shall adopt, alter, amend or repeal regulations, containing all provisions for the regulation and management of this company, which shall be consistent with the laws of the United States of America, the laws of the State of Florida, the Operating Agreement or the Articles of Organization.

ARTICLE IX

Members of the Limited Liability Company have the right to admit new members. Additional members may be admitted only on the unanimous written consent of the existing members, and the existing members shall determine the amount and nature of contributions required by new members at the time the new member(s) are admitted. A member's interest in this Limited Liability Company may be transferred only with the unanimous written consent of all remaining members if the transferee intends to become a member.

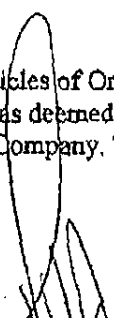
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ARTICLES OF ORGANIZATION OF

JPD III DEVELOPMENT L.L.C.

ARTICLE X

These Articles of Organization may be amended at any time by the unanimous consent of the members as deemed appropriate to facilitate the accomplishment of the purpose of the Limited Liability Company. The amendment shall be executed and duly file with the Florida Department of State.



Pablo A. Dominguez
Manager Member



Jose A. Jerez
Manager Member

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TALLAHASSEE FLORIDA

ARTICLES OF ORGANIZATION OF
JPD III DEVELOPMENT L.L.C.

ARTICLE XII

Certificate of Designation of Registered Agent and Registered Office

Pursuant to the provisions of Chapter 605, Florida Statutes, the undersigned Limited Liability Company submits the following statement in designation to Registered Agent and Registered Office in the State of Florida.

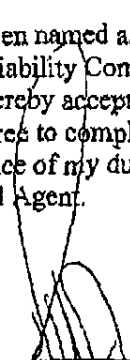
The name of the Limited Liability Company is

JPD III DEVELOPMENT L.L.C.

The name and address of the Registered Agent and Registered Office:


Pablo A. Dominguez
9740 SW 34th st.
Miami, FL 33165

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, Maria D Gonzalez Borges, hereby accept the appointment as Registered Agent and agree to act in this capacity. I further agree to comply with the provisions of all relating to the proper and complete performance of my duties and I am familiar with and accept the obligation of my position as Registered Agent.



Pablo A. Dominguez
Registered Agent

Sworn to and subscribed before me this 18 of March, 2014



Notary Public



JORGE R. LOPEZ
MY COMMISSION # EE 045866
EXPIRES: December 8, 2014
Bonded Thru Budget Notary Services

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TALLAHASSEE FLORIDA

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ARTICLES OF ORGANIZATION OF
JPD III DEVELOPMENT L.L.C.


ARTICLE XI

Affidavit of Membership and Contributions

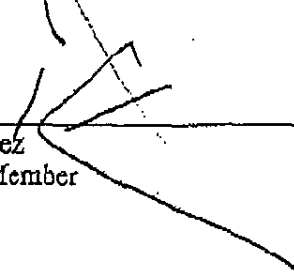
The undersigned Manager Member(s), Member(s) or authorized representative(s) of a member of [corp name] deposes and states:

- I. The above named limited liability company has at least two (2) Manager Members.
- II. The total amount of cash contributed by the Manger Members with voting power is One Hundred (\$100.00) Dollars.
- III. If any, the agreed value of property other than cash contributed by each Manager Members with voting power is Zero (\$0.00) Dollars. A description, if any, of the property contributed is attached and made a part of this affidavit and a permanent part of the Articles of Organization.
- IV. The total amount of cash or property anticipated to be contributed by each Manager Member with voting power is One Hundred (\$100.00) Dollars. This total includes amounts from clauses (2) and (3) above.

In accordance with Section 605.0203(1)(b), Florida Statutes, this execution of this affidavit constitutes an affirmation under penalties of perjury that the facts stated here are true and correct. I am aware that any false information submitted in a document to the Department of State constitutes a third degree felony as provided for in Section 817.155, Florida Statutes.



Pablo A. Dominguez
Manager Member



Jose A. Jerez
Manager Member

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