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LAW OFFICES OF CHRISTOPHER A. ROCHE  
PORT OF MARCO VILLAGE  
221 ROYAL PALM DRIVE  
MARCO ISLAND, FLORIDA 34145

Christopher A. Roche  
Attorney at Law

Telephone (941) 389-0700  
Facsimile (941) 389-0800

September 21, 1998

Via Federal Express

Florida Department of State  
Limited Liability Company  
409 E. Gaines Street  
Tallahassee, FL 32399  
Phone # (904) 487-6051

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-09/22/98--01058--001  
\*\*\*\*337.50 \*\*\*\*337.50

Re: Filing Articles of  
Organization for Preferred  
Realty Group, a Florida  
Limited Liability Company

Gentlemen:

Enclosed please find the Articles of Organization for the above referenced Limited Liability Company, Affidavit of Membership and Contributions, Acceptance of Registered Agent, together with a check in the amount of \$337.50 made payable to your order to cover filing of the Articles of Organization, Acceptance of Registered Agent, and a certified copy of the Articles of Organization. Request is made that a certified copy of the articles be returned to this office.

Thank you for your time and efforts in this matter.

Name	MAH
Availability	MAH
Document Examiner	MAH
Updater	MAH
Updater Verifier	MAH
Acknowledgement	MAH

Sincerely,

Christopher A. Roche

Enclosures

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ARTICLES OF ORGANIZATION  
OF  
PREFERRED REALTY GROUP, L.C.

The undersigned, for the purpose of forming a limited liability company under the Florida Limited Liability Company Act, F.S. Chapter 608, hereby make, acknowledge, and file the following Articles of Organization.

ARTICLE I -- NAME

The name of the limited liability company shall be Preferred Realty Group, L.C. ("Company").

ARTICLE II -- ADDRESS

The mailing address and street address of the principal office of the company shall be 221 Royal Palm Drive, Marco Island, FL 34145.

ARTICLE III -- DURATION

The company shall commence its existence on the date these articles of organization are filed by the Florida Department of State. The company's existence shall be perpetual unless the company is earlier dissolved as provided in these articles of organization.

ARTICLE IV -- REGISTERED OFFICE AND AGENT

The name and street address of the registered agent of the company in the State of Florida is Christopher A. Roche, Esquire at 221 Royal Palm Drive, Marco Island, FL 34145.

ARTICLE V -- CAPITAL CONTRIBUTIONS

The members of the company shall contribute to the capital of the company the cash or property set forth in Exhibit "A."

ARTICLE VI -- ADDITIONAL CAPITAL CONTRIBUTIONS

Each member shall make additional capital contributions to the company only on the unanimous consent of all the members.

ARTICLE VII -- ADMISSION OF NEW MEMBERS

No additional members shall be admitted to the company except with the unanimous written consent of all the members of the company and on such terms and conditions as shall be determined by all the members. A member may transfer his or her interest in the company as set forth in the regulations of the company, but the transferee shall have no right to participate in the management of the business and affairs of the company or become a member unless all the other members of the company other than the member proposing to dispose of his or her interest approve of the proposed transfer by unanimous written consent.

ARTICLE VIII -- TERMINATION OF EXISTENCE

The company shall be dissolved on the death, bankruptcy, or dissolution of a member or manager,

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or on the occurrence of any other event that terminates the continued membership of a member in the company, unless the business of the company is continued by the consent of all the remaining members, provided there are at least two remaining members.

#### ARTICLE IX -- MANAGEMENT

The company shall be managed by the members in accordance with regulations adopted by the members for the management of the business and affairs of the company. These regulations may contain any provisions for the regulation and management of the affairs of the company not inconsistent with law or these articles of organization. The names and address of the members of the company are

NAME	ADDRESS
Frank Maffei	142 La Peninsula Boulevard Naples, FL 34113
Gail L. Goggin	P. O. Box 426 Naples, FL 34106

IN WITNESS WHEREOF, the undersigned organizers have made and subscribed these articles of organization at Marco Island, Florida, on this \_\_\_\_ day of September, 1998.

STATE OF FLORIDA  
COUNTY OF COLLIER



CHRISTOPHER A. ROCHE  
My Commission CC465976  
Expires May. 22, 1999  
Bonded by HAI  
800-422-1555

Organizer - Frank Maffei

Organizer - Gail L. Goggin

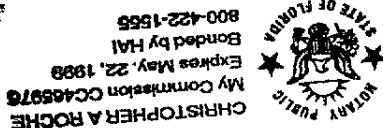
Applicant - Frank Maffei

Applicant - Gail L. Goggin

Sworn to and subscribed before me this \_\_\_\_ day of September, 1998, by Frank Maffei and Gail L. Goggin.

Personally Known X or Produced Identification \_\_\_\_  
Type of Identification Produced \_\_\_\_\_

(SEAL)



Notary Public - State of Florida

Print, Type, or Stamp  
Commissioned Name of Notary Public

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**EXHIBIT "A"**

<u>Name of Member</u>	<u>Contribution</u>
Frank Maffei	\$ 1,000.00
Gail L. Goggin	1,000.00

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### ACCEPTANCE OF REGISTERED AGENT

The undersigned, being the person named in the articles of organization of Preferred Realty Group, L. C., a Florida Limited Liability Company, as the registered agent of this limited liability company, hereby consents to accept service of process for the above stated company at the place designated in the articles of organization, and 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 his or her duties, and is familiar with and accept the obligations of the position of registered agent.



CHRISTOPHER A ROCHE  
My Commission CC465978  
Expires May. 22, 1999  
Bonded by HAI  
800-422-1555

Christopher A. Roche, Esquire  
Registered Agent

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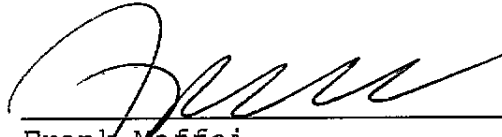
**AFFIDAVIT OF MEMBERSHIP AND CONTRIBUTIONS**

The undersigned member or authorized representative of a member of Preferred Realty Group, L. C., a Florida Limited Liability Company, deposes and says:

1. The above named limited liability company has at least two members.
2. The total amount of cash contributed by the member(s) is \$2,000.00.
3. If any, the agreed value of property other than cash contributed by member(s) is \$0.00. A description of the property is attached and made a part hereto.
4. The total amount of cash or property anticipated to be contributed by members(s) is \$2,000.00. This total includes amounts from 2 and 3 above.

THE AFFIANT SAYS NOTHING FURTHER

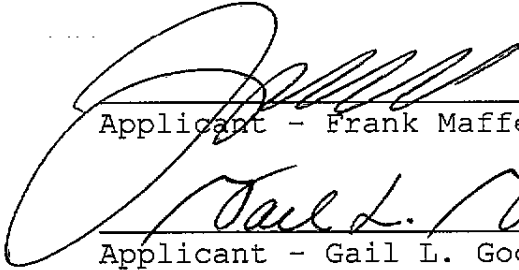
Dated: 18 day of September, 1998.

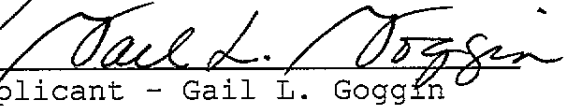
  
Frank Maffei

  
Gail L. Goggin

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STATE OF FLORIDA  
COUNTY OF COLLIER

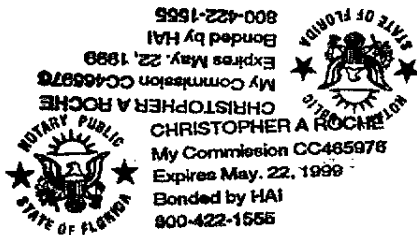
  
Applicant - Frank Maffei

  
Applicant - Gail L. Goggin

Sworn to (or affirmed) and subscribed before me this 18th day  
of September, 1998, by Frank Maffei and Gail L. Goggin.

Personally Known X or Produced Identification \_\_\_\_\_  
Type of Identification Produced \_\_\_\_\_

(SEAL)



  
Notary Public - State of Florida

Print, Type or Stamp  
Commissioned Name of Notary  
Public

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