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Florida Department of State

Division of Corporations

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To: Division of Corporations
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From: Account Name : CORPORATE CREATIONS INTERNATIONAL INC.
Account Number : 110432003053
Phone : (561)694-8107
Fax Number : (561)214-8442

Enter the email address for this business entity to be used for future annual report mailings. Enter only one email address please.

Email Address:

FLORIDA LIMITED LIABILITY CO.

106 SE 8th Street, LLC

Table with 2 columns: Item, Value. Rows include Certificate of Status (1), Certified Copy (0), Page Count (04), Estimated Charge (\$130.00).

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FLORIDA DEPARTMENT OF STATE
DIVISION OF CORPORATIONS
COMMERCIAL SERVICES

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ARTICLES OF ORGANIZATION

Article I. Name

The name of this Florida limited liability company is:
106 SE 8th Street, LLC

Article II. Address

The street address of the Company's initial principal office is:
106 SE 8th Street, LLC
455 NE 5TH AVENUE, SUITE D-346
Delray Beach FL 33483

The mailing address of the Company's initial principal office is:
106 SE 8th Street, LLC
455 NE 5TH AVENUE, SUITE D-346
Delray Beach FL 33483

Article III. Registered Agent

The name and street address of the Company's registered agent is:

FITZPATRICK, BRIAN J
455 NE 5TH AVENUE, SUITE D-346
Delray Beach FL 33483

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Article IV. Transferability of Membership Interests

No members shall have the right to assign their membership interests in the Company without the written agreement of all of the membership interests, unless otherwise provided in the Company's Operating Agreement. If the assignment is not approved by all of the membership interests, the assignee shall have no right to become a member, to participate in the management of the Company, or to exercise any other rights or powers of a member. The assignee shall merely be entitled to receive the share of profits and other distributions and the allocation of income, gain, loss deduction, credit or similar item to which the assignor was entitled, to the extent assigned.

Computershare Governance Services Inc.
d/b/a Corporate Creations International
801 US Highway 1
North Palm Beach FL 33408
(561) 694-8107

Article V. Distribution of Profits

Unless otherwise provided in the Company's Operating Agreement, there shall not be any distribution of profits unless each separate distribution is approved by the affirmative vote of members who own more than 50% of the voting interest in the Company. The voting members shall have complete discretion on when and if to approve any distribution of profits.

Article VI. Management

This will be a manager-managed company. The name and address of each manager is:

FCT MANAGEMENT, LLC

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Article VII. Company Existence

The Company's existence shall begin effective as of April 28, 2022.

The undersigned authorized representative of a member executed these Articles of Organization on 4/28/2022.

Ashley Perkins

COMPUTERSHARE GOVERNANCE SERVICES INC.
D/B/A CORPORATE CREATIONS INTERNATIONAL

Ryan P. Mulligan, Vice President
By: Ashley Perkins, Attorney-in-Fact
Computershare Governance Services Inc.
d/b/a Corporate Creations International
801 US Highway 1
North Palm Beach FL 33408
(561) 694-8107

STATEMENT OF REGISTERED AGENT

LIMITED LIABILITY COMPANY:

106 SE 8th Street, LLC

REGISTERED AGENT/OFFICE:

FITZPATRICK, BRIAN J
455 NE 5TH AVENUE, SUITE D-346
Delray Beach FL 33483

I agree to act as registered agent to accept service of process for the company named above at the place designated in this Statement. I agree to comply with the provisions of all statutes relating to the proper and complete performance of the registered agent duties. I am familiar with and accept the obligations of the registered agent position.

Ashley Perkins

FITZPATRICK, BRIAN J
By: Ashley Perkins, Attorney-in-Fact
Date: April 28, 2022.

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CLERK OF CIRCUIT COURT
PALM BEACH COUNTY, FL

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d/b/a Corporate Creations International
801 US Highway 1
North Palm Beach FL 33408
(561) 694-8107