

**L 7 20004 31865**

Florida Department of State  
 Division of Corporations  
 Electronic Filing Cover Sheet

**Note: Please print this page and use it as a cover sheet. Type the fax audit number (shown below) on the top and bottom of all pages of the document.**

((H22000343700 3)))



H220003437003ABCV

**Note: DO NOT hit the REFRESH/RELOAD button on your browser from this page. Doing so will generate another cover sheet.**

To: Division of Corporations  
 Fax Number : (850)617-6381

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.  
 ITâ€™ SUGAR FL III, LLC**

Certificate of Status	1
Certified Copy	0
Page Count	03
Estimated Charge	\$130.00

2022 OCT -6 PM 3:27

2022 OCT -6 PM 1:52  
 ED

**ARTICLES OF ORGANIZATION  
OF  
IT'SUGAR FL III, LLC**

**ARTICLE I: NAME**

The name of the limited liability company is **IT'SUGAR FL III, LLC** (the "Company").

**ARTICLE II: ADDRESS**

The street and mailing address of the principal office of the Company is 201 East Las Olas Boulevard, Suite 1900, Ft, Lauderdale, FL 33301.

**ARTICLE III: REGISTERED AGENT, REGISTERED OFFICE & REGISTERED AGENT'S SIGNATURE**

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

Stearns Weaver Miller, PA  
Museum Tower  
150 West Flagler Street  
Suite 2200  
Miami, FL 33130

Having been named as registered agent to accept service of process for the above stated limited liability company at the place designated in these Articles of Organization, I hereby accept the appointment as registered agent and agree to act in this capacity. I further agree to comply with the provisions of all statutes relating to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as registered agent as provided for in Chapter 605 of the Florida Statutes.

  
Registered Agent Signature

Print Name: Alison W. Miller

**ARTICLE IV: EFFECTIVE DATE AND TIME**

The effective date and time of these Articles of Organization shall be the date and time that these Articles of Organization are filed with the Florida Department of State, Division of Corporations.

2022 OCT -6 PM 1:52  
FILED

**ARTICLE V: PURPOSE**

The Company is being formed for the purpose of transacting any and all lawful business for which a limited liability company may be organized under the Florida Revised Limited Liability Company Act.

**ARTICLE VI: DURATION**

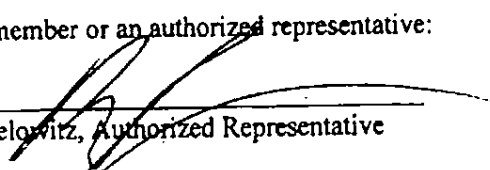
The Company is formed for an indefinite duration.

**ARTICLE VII: MANAGERS AND OFFICERS**

The name and address of each person authorized to manage the Company:

<u>Title:</u>	<u>Name and Address:</u>
Manager	BBX Sweet Holdings, LLC 201 East Las Olas Boulevard, Suite 1900 Ft, Lauderdale, FL 33301
Chief Executive Officer	Jarett S. Levan, 201 East Las Olas Boulevard, Suite 1900, Ft, Lauderdale, FL 33301
Executive Vice President	Jeff Rubin, 201 East Las Olas Boulevard, Suite 1900, Ft, Lauderdale, FL 33301
Executive Vice President	Brett M. Sheppard, 201 East Las Olas Boulevard, Suite 1900, Ft, Lauderdale, FL 33301
Treasurer	Brett M. Sheppard, 201 East Las Olas Boulevard, Suite 1900, Ft, Lauderdale, FL 33301
Secretary	Linda M. Drapos, 201 East Las Olas Boulevard, Suite 1900, Ft, Lauderdale, FL 33301

Signature of member or an authorized representative:

  
\_\_\_\_\_  
Brian K. Kopelowitz, Authorized Representative

I am the member or authorized representative submitting these Articles of Organization and affirm that the facts stated herein are true. I am aware that false information submitted in a document to the Department of State constitutes a third degree felony as provided for in s.817.155, F.S. I understand the requirement to file an annual report between January 1st and May 1st in the calendar year following formation of the Company and every year thereafter to maintain "active" status.

2022 OCT -6 PM 1:52  
ED