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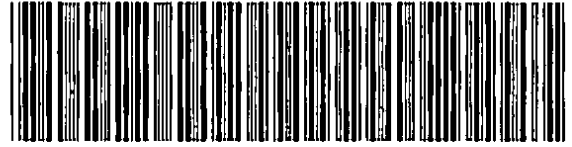
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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

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MAR 05 2018

JERRY B. WELLS, P.L.

Professional Limited Liability Company
ATTORNEY AT LAW

127 Magnolia Avenue
Daytona Beach, FL 32114
Phone: (386) 253-3676

Deborah L. Schmit, Paralegal
Facsimile: (386) 248-0724
Web Site: jerrybwells.com

TRANSMITTAL LETTER

TO: Florida Department of State
Registration Section
Division of Corporations
P.O. Box 6327
Tallahassee, FL 32314
(850) 245-6051

DATE: February 20, 2018

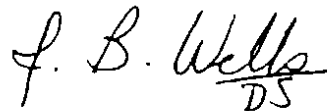
Subject: 411-413 NORTH OLEANDER AVENUE, LLC

Enclosed are an original and one copy of the Articles of Organization for the above referenced Limited Liability Company and our check (payable to the Florida Department of State) in the amount of \$ 155.00 for the following:

1. \$100.00 filing fee.
2. \$25.00 for Registered Agent Fee.
3. \$30.00 for a Certified Copy of Record.

I also enclose a stamped, self-addressed envelope for your use in mailing the certified copy of the Article of Organization to me. Thank you.

Sincerely,

A handwritten signature in black ink that reads "J. B. Wells" with a stylized flourish underneath the name.

Jerry B. Wells

ds
Enclosures

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TALLAHASSEE, FLORIDA

**ARTICLES OF ORGANIZATION
OF
411-413 NORTH OLEANDER AVENUE, LLC**

The undersigned subscribers to these Articles of Organization, natural persons competent to contract, hereby form a limited liability company under the laws of the State of Florida.

ARTICLE I - NAME

The name of this company is 411-413 NORTH OLEANDER AVENUE, LLC

ARTICLE II - DURATION

This term of the company shall commence on the date the Articles of Organization are filed with the Secretary of State of the State of Florida and shall continue thereafter until January 1, 2047, or unless earlier dissolved in accordance with the provisions of Florida law or operating agreement of the company.

ARTICLE III - PURPOSE

This Limited Liability Company is created for the purpose of transacting all lawful business, purchasing, owning, renting and selling real estate as may be agreed on by the members.

ARTICLE IV – PLACE OF BUSINESS

The principal place of business of this Limited Liability Company shall be 351 Cambridge Road, Hollywood, Florida 33024, and such other place or places as the members from time to time may determine.

ARTICLE V – REGISTERED AGENT

The name and address of the initial Registered Agent of the company shall be JERRY B. WELLS, 127 Magnolia Avenue, Daytona Beach, Florida 32114.

ARTICLE VI – MANAGEMENT OF BUSINESS

The Limited Liability Company is to be managed by the members or such persons as may be designated or appointed by the members as managers. The names and addresses of the member managers who will serve until the first annual meeting of the members or until their successors are elected and qualified are:

<u>NAME</u>	<u>ADDRESS</u>
CARLOS NEVES	351 Cambridge Road Hollywood, Florida 33024
MIRNA NEVES	351 Cambridge Road Hollywood, Florida 33024

ARTICLE VII – MEMBERS

The Company shall have two members who shall be as follows:

<u>NAME</u>	<u>ADDRESS</u>
CARLOS NEVES	351 Cambridge Road Hollywood, Florida 33024
MIRNA NEVES	351 Cambridge Road Hollywood, Florida 33024

After the date of the formation of the company, any person or entity acceptable to the

members by their unanimous vote thereof may become a member of this company either by the issuance of the company of membership interest for such consideration as the members by their unanimous vote shall determine, or as a transferee of a member's membership interest or any portion thereof, subject to the terms and conditions of the operating agreement of the company.

ARTICLE VIII – CONTINUATION OF BUSINESS

In the event of 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 the limited liability company, the remaining members of the limited liability company reserve the right to continue the business of the company upon the consent of all remaining members within ninety days of the withdrawal event, provided that at all times there remain at least two remaining members.

ARTICLE IX – MANAGEMENT OF THE COMPANY

The Limited Liability Company is to be managed by the members or such persons as may be designated or appointed by the members as managers. The names and addresses of the member managers who will serve until the first annual meeting of the members or until their successors are elected and qualified are:

NAME	ADDRESS
CARLOS NEVES	351 Cambridge Road Hollywood, Florida 33024
MIRNA NEVES	351 Cambridge Road Hollywood, Florida 33024

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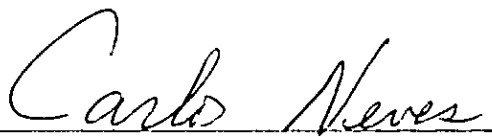
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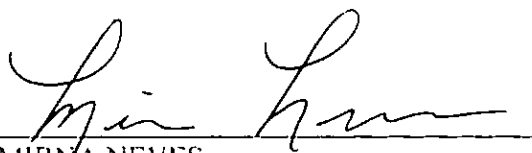
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

ARTICLE X - AMENDMENTS

These articles, except with respect to the vested rights of the members, may be amended from time to time by a unanimous consent of the members, and the amendments shall be filed, duly signed by all members of the company, with the Florida Department of State.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, acknowledged and filed these Articles of Organization, under the laws of the State of Florida, this 14th day of February 2018.


CARLOS NEVES


MIRNA NEVES

STATE OF CONNETICUT

COUNTY OF New Haven

I HEREBY CERTIFY that before me this day, personally appeared CARLOS NEVES and MIRNA NEVES, who are personally known to me or who produced State ID and Bank Cards as identification who are the persons described in and who executed the foregoing Articles of Organization and acknowledged before me that they

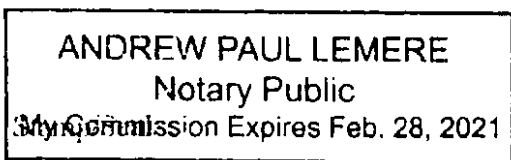
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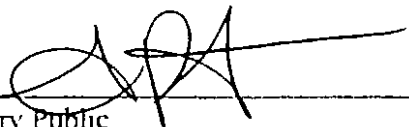
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TALLAHASSEE, FLORIDA

executed the same for the purposes therein expressed.

WITNESS my hand and official seal in the County and State above named this
of February 2018.




Notary Public

ACCEPTANCE BY REGISTERED AGENT

THE UNDERSIGNED, having been named registered agent for the above stated limited liability company, at the place designated in the foregoing Articles of Organization, hereby accepts to act in this capacity, acknowledges that he is familiar with and agrees to comply with the provisions of Section 608.415, Florida Statutes, and accepts all responsibilities and obligations of that position.


JERRY B WELLS, Registered Agent

STATE OF FLORIDA

COUNTY OF VOLUSIA

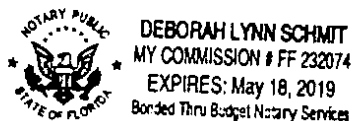
I HEREBY CERTIFY that before me this day, personally appeared JERRY B. WELLS, who is personally known to me to be the person described in and who executed the foregoing

Acceptance and acknowledged before me that he executed the same for the purposes therein expressed.

WITNESS my hand and official seal in the County and State above named this 20 day of February 2018.

Deborah Lynn Schmit
Notary Public

Stamp/Seal



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TALLAHASSEE, FLORIDA