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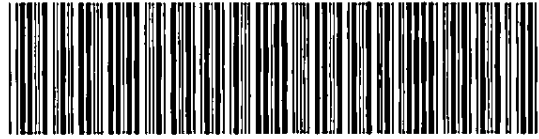
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LLC

1. 151 SE 15th Rd Brickell Property, LLC
(CORPORATE NAME AND DOCUMENT #)

2. _____
(CORPORATE NAME AND DOCUMENT #)

3. _____
(CORPORATE NAME AND DOCUMENT #)

4. _____
(CORPORATE NAME AND DOCUMENT #)

5. _____
(CORPORATE NAME AND DOCUMENT #)

6. _____
(CORPORATE NAME AND DOCUMENT #)

**PECIAL
NSTRUCTIONS:**

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**ARTICLES OF ORGANIZATION OF
151 SE 15th RD BRICKELL PROPERTY, LLC**

The undersigned, for the purpose of forming a limited liability company under the Florida Revised Limited Liability Company Act (the "Act") of the State of Florida pursuant to Chapter 605 of the Florida Statutes hereby makes, acknowledges, and files the following Articles of Organization providing for the formation, rights, privileges, and immunities of limited liability companies for profit.

**ARTICLE I
NAME**

The name of the limited liability company shall be 151 SE 15th Rd Brickell Property, LLC (the "Company").

**ARTICLE II
MEMBERS**

The Company shall have one or more members (the "Members"). The Members are not obliged to make any contributions in cash or in kind to the Company. Any dividends or distribution of profits by the Company shall be made to the Members in equal portions irrespective of the nominal amounts of the interests in the Company held by them from time to time.

**ARTICLE III
MAILING ADDRESS**

The principal- and mailing address for the Company is 151 SE 15th Rd #2503, Miami, Florida 33129-1281.

**ARTICLE IV
INITIAL REGISTERED OFFICE AND REGISTERED AGENT**

The address of the initial registered office of the Company is 151 SE 15th Rd #2503, Miami, Florida 33129-1281 and the initial registered agent is Mr. Aldo Savignano, 151 SE 15th Rd #2501, Miami, Florida 33129-1281.

**ARTICLE V
PURPOSES AND POWERS**

The Company, to the fullest extent permitted by the Act (in effect now and as hereafter amended), may engage in any activity or business permitted under the laws of the United States, any State, or any foreign country, and shall all the powers and rights granted and conferred upon limited liability companies by the laws of the State of Florida, unless otherwise limited by the Operating Agreement of the Company.

ARTICLE VI DURATION

The term and duration of the Company shall be perpetual, unless terminated in accordance with the Operating Agreement of the Company or otherwise terminated in accordance with law, provided that the Company shall in any case be terminated and dissolved upon the death or withdrawal of, or termination notice given by, a Member unless the other Member(s) adopt a resolution to the effect that the Company be continued despite such death, withdrawal or termination notice.

ARTICLE VII STREET ADDRESS OF PRINCIPAL OFFICE

The street address of the principal office of the Company shall be located at 151 SE 15th Rd #2503, Miami, Florida 33129-1281, but it shall have the power and authority to establish branch offices at any other place or places as the Members may designate.

ARTICLE VIII MEMBERSHIP RESTRICTIONS

Additional Members may be admitted to the Company in accordance with the Operating Agreement, provided that any admission of a new Member shall always require a unanimous resolution of all other Members. A Member's interest in the Company shall be considered personal property, notwithstanding the actual nature of the assets owned by the Company, and may not be sold or otherwise transferred except with the prior written consent of all other Members and in strict accordance with the Operating Agreement.

ARTICLE IX MANAGEMENT

All Company powers shall be exercised by or under the authority of, and the business and affairs of this Company shall be managed jointly by, its Members from time to time. Accordingly, the Company is a Member-managed limited liability company. The names and the business address of the initial Members are (i) Christine König-Savignano and (ii) Thomas König, both residing at Schlosserstraße 2, 60322 Frankfurt, Germany.

ARTICLE X EXECUTION & ORGANIZER

The persons signing these articles are the initial Members referred to in ART. IX above and their mailing address is Schlosserstraße 2, 60322 Frankfurt, Germany. The undersigned hereby certify that the

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foregoing constitutes the Articles of Organization.

Dated this 3rd day of February, 2021.

/s/ Christine König-Savignano

Christine König-Savignano

/s/ Thomas König

Thomas König

[In accordance with Section 605.0205 Florida Statutes, the execution of this document constitutes an affirmation under the penalties of perjury that the facts herein are true.]

2021 FEB -4 PM 12:14

REGISTERED AGENT STATEMENT OF ACCEPTANCE

Having been named as Registered Agent to accept service of process in the State of Florida for 2503 International Property, LLC, (the "Company") at the address designated on the Articles of Organization of the Company, pursuant to the requirements of Section 605.0113, Florida Statutes, the undersigned Registered Agent hereby accepts the appointment as Registered Agent of the Company and agrees to act in that capacity. The undersigned Registered Agent further agrees to comply with the provisions of all statutes relating to the proper and complete performance of the duties of a registered agent, and is familiar with and accepts the obligations of the said position.

Dated this 3rd day of February, 2021.

REGISTERED AGENT

/s/ Aldo Savignano

Name: Aldo Savignano

Address: 151 SE 15th Rd #2501, Miami, Florida

33129-128160

[In accordance with Section 605.0205 Florida Statutes, the execution of this document constitutes an affirmation under the penalties of perjury that the facts herein are true.]