

**Electronic Articles of Organization
For
Florida Limited Liability Company**

L16000125092
FILED 8:00 AM
June 30, 2016
Sec. Of State
pwbaker

Article I

The name of the Limited Liability Company is:
BOCA GROVE CONVERSIONS LLC

Article II

The street address of the principal office of the Limited Liability Company is:
7524 MANDARIN DR.
BOCA RATON, FL. US 33433

The mailing address of the Limited Liability Company is:
7524 MANDARIN DR.
BOCA RATON, FL. US 33433

Article III

Other provisions, if any:

CONSTRUCTION & DEVELOPMENT, REAL ESTATE & INVESTMENT !
AND ANY AND ALL LAWFULL BUSINESSES!BOCA GROVE
CONVERSIONS LLC SHARE IS:DAYTONA LAND COMPANY 30%,ZNN
INVESTMENT GROUP LLC 50%, AREA REALTY TEAM LLC 10%, KOSMON
REALTY LLC 10%

Article IV

The name and Florida street address of the registered agent is:
ALLAN DETERT
7524 MANDARIN DR.
BOCA RATON, FL. 33433

Having been named as registered agent and to accept service of process for the above stated limited liability company at the place designated in this certificate, 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.

Registered Agent Signature: ALLAN DETERT

Article V

The name and address of person(s) authorized to manage LLC:

Title: MGR
DAYTONA LAND COMPANY
1931 CORDOVA ROAD # 301
FORT LAUDERDALE, FL. 33316 US

Title: MGR
AREA REALTY TEAM LLC
1448 NE 163RD STREET
NORTH MIAMI BEACH, FL. 33162 US

Title: MGR
KOSMON REALTY LLC
2393 S. CONGRESS AVE, STE 216
WEST PALM BEACH, FL. 33406 US

Title: MGR
ZNN INVESTMENT GROUP LLC
2393 S. CONGRESS AVE, STE 200
WEST PALM BEACH, FL. 33406 US

Article VI

The effective date for this Limited Liability Company shall be:

07/01/2016

Signature of member or an authorized representative

Electronic Signature: ALLAN DETERT

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 LLC and every year thereafter to maintain "active" status.

L16000125092
FILED 8:00 AM
June 30, 2016
Sec. Of State
pwbaker