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**FLORIDA LIMITED LIABILITY CO.
RIVIERA DUNES MARINA SALES & LEASING, LLC**

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TALLAHASSEE, FLORIDA

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ARTICLES OF ORGANIZATION
FOR
RIVIERA DUNES MARINA SALES & LEASING, LLC

The undersigned, acting as the authorized representative of the organizing Member of a Limited Liability Company to be formed under the Florida Revised Limited Liability Company Act, as Amended (the "Act"), hereby forms a Florida Limited Liability Company (the "Company") pursuant to the Act, and sets forth the following Articles of Organization (the "Articles"):

ARTICLE I

Name

The Name of the Company is RIVIERA DUNES MARINA SALES & LEASING, LLC.

ARTICLE II

Commencement Date and Duration

The Company's existence shall commence upon the filing of these Articles, and shall continue perpetually unless dissolved in accordance with Section 605.0701 of the Act.

ARTICLE III

Purpose

The Company may conduct any and all lawful business.

ARTICLE IV

Principal Office

The mailing address and the street address of the principal office of the Company is 102 Riviera Dunes Way, Palmetto, Florida 34221.

ARTICLE V

Registered Agent and Office

The initial registered agent for the Company for service of process shall be Harrison & Kirkland, P.A., and the address of the registered agent shall be 1206 Manatee Ave W, Bradenton, FL 34205.

ARTICLE VI

Management of Business; Appointment of Officer

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

Title: P
Gabrielle R. Channell
102 Riviera Dunes Way
Palmetto, Florida 34221

ARTICLE VII

Powers

The Company shall have all of the powers and authority set forth in Section 605.0109 of the Act unless limited by these Articles of Organization or the Operating Agreement.

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ARTICLE VIII

Amendments

These Articles may be amended or restated at any time by the Members, and such amendment or restatement shall be filed with the Florida Department of State in accordance with the provisions of Section 605.0206 of the Act.

ARTICLE IX

Operating Agreement

An Operating Agreement shall be prepared and adopted by the Members to govern the internal affairs of the Company containing such provisions as may be necessary, reasonable, or desirable, except that no provision of such Operating Agreement may conflict with the provisions of these Articles unless permitted herein. The power to adopt, alter, amend, or repeal the Operating Agreement shall be set forth therein.

ARTICLE X

Contracting Debts

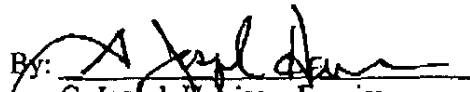
No debt shall be contracted nor liability incurred by or on behalf of the Company except by a Member or Officer with such authority as such authority may be granted or limited by the Company's Operating Agreement, or by resolution of the Member(s).

WHEREFORE, the undersigned authorized representative has executed these Articles of Organization this 6th day of December, 2016.


Gabrielle R. ChannellCERTIFICATE OF DESIGNATION
AND ACCEPTANCE OF REGISTERED AGENT

The undersigned, having been named Registered Agent and designated to accept service of process for the Company pursuant to the provisions of Section 605.0113, Florida Statutes, at the place designated herein, hereby accepts the appointment as registered agent and agrees to act in such capacity. The undersigned further agrees to comply with the provisions of all statutes relative to the proper and complete performance of the duties of registered agent, and acknowledges familiarity with, and accepts, the obligations of that position.

Harrison & Kirkland, P.A.


By: _____
G. Joseph Harrison, Esquire