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**FLORIDA LIMITED LIABILITY CO.
KT FIRST & FIRST UPSTREAM BORROWER LLC**

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ARTICLES OF ORGANIZATION
OF
KT FIRST & FIRST UPSTREAM BORROWER LLC

The undersigned, for the purpose of forming a limited liability company under the laws of the State of Florida, pursuant to the Florida Revised Limited Liability Company Act (the "Act"), hereby adopts the following Articles of Organization:

ARTICLE I

NAME

The name of the limited liability company is: **KT FIRST & FIRST UPSTREAM BORROWER LLC** (the "Company").

ARTICLE II

ADDRESS

The street address and mailing address of the principal office of the Company is:

701 S. Olive Avenue
Suite 104
West Palm Beach, Florida 33401

ARTICLE III

**REGISTERED AGENT, REGISTERED OFFICE, AND REGISTERED AGENT
ACCEPTANCE**

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

Corporation Service Company
1201 Hays Street
Tallahassee, Florida 32301

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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, Corporation Service Company hereby accepts the appointment as registered agent and agrees to act in this capacity. Corporation Service Company further agrees to comply with the provisions of all statutes relating to the proper and complete performance of its duties, and Corporation Service Company is familiar with and accepts the obligations of its position as registered agent as provided for in Chapter 605, F.S

CORPORATION SERVICE COMPANY

/s/ Emily Croft

By: _____
Emily Croft, Asst. Vice President

ARTICLE IV**MANAGEMENT**

The Company shall be manager-managed in accordance with its operating agreement. The name and address of the initial manager is as follows:

The Kolter Group
701 South Olive Avenue, Suite 104
West Palm Beach, Florida 33401

IN WITNESS WHEREOF, the undersigned has executed these Articles as of April 21, 2017.

/s/ William Johnson

William Johnson, Authorized Person

(In accordance with Section 605.0205(3), Florida Statutes, the execution of this document constitutes an affirmation under the penalties of perjury that the facts stated herein are true.)

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