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**FLORIDA LIMITED LIABILITY CO.
PHELPS QUALITY PROPERTIES, LLC**

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**ARTICLES OF ORGANIZATION
OF
PHELPS QUALITY PROPERTIES, LLC**

The undersigned executes these Articles of Organization of Phelps Quality Properties, LLC, to form a limited liability company pursuant to the Florida Revised Limited Liability Company Act.

ARTICLE I. NAME

The name of the limited liability company is: Phelps Quality Properties, LLC

ARTICLE II. ADDRESS

The mailing of the limited liability company is Post Office Box 247, Seffner, Florida 33583, and the street address of the principal office of the limited liability company 912 Chastain Road, Seffner, Florida 33583.

ARTICLE III. REGISTERED AGENT AND OFFICE

The street address of the initial registered office of the limited liability company is 912 Chastain Road, Seffner, Florida 33583, and the name of the Company's initial registered agent at that address is Robert M. Phelps.

Having been named to accept service of process for the above stated limited liability company at the place designated in this certificate, I hereby accept the appointment of 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.


Robert M. Phelps

ARTICLE IV. MANAGEMENT OF COMPANY

The limited liability company is to be a manager-managed company. The initial Managers of the Company are Robert M. Phelps and John Michael Phelps.

EXECUTED this 31st day of May, 2018.


Robert M. Phelps, an authorized representative

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