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FLORIDA LIMITED LIABILITY CO.

Dixie Queen, LLC

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**ARTICLES OF ORGANIZATION FOR
FLORIDA LIMITED LIABILITY COMPANY**

ARTICLE I - Name

The name of the limited liability company is Dixie Queen, LLC.

ARTICLE II - Address

The mailing address and the principal office of the limited liability company is:

119 North Palafox Street
Pensacola, Florida 32502

ARTICLE III - Duration

The period of duration of the limited liability company shall be perpetual.

ARTICLE IV - Purpose

The purpose of this limited liability company is limited exclusively to acquiring qualified indicia of ownership of the real property commonly known as 708 Ariola Drive, Pensacola Beach, Florida 32561 (the "Property") and serving as an exchange accommodation titleholder, as described in Internal Revenue Service Revenue Procedure 2000-37 for the benefit of the Greg Cook Family Trust dated June 4, 2001.

ARTICLE V - Management

The limited liability company is to be managed by its managers in accordance with the company's operating agreement. The initial manager of the limited liability company is Greg Cook. Notwithstanding any provision hereof or the operating agreement to the contrary, the manager shall not have any authority to sell, assign, transfer, encumber or otherwise dispose of any interest in the Property without the written consent of the sole member of the limited liability company, Emerald Coast Executive Services, LLC, a Florida limited liability company.

ARTICLE VI - Registered Agent

The name and street address of the initial registered agent of the limited liability company are:

Hightower Law Firm
119 North Palafox Street
Pensacola, Florida 32502

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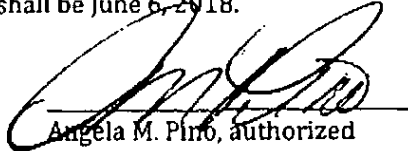
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ARTICLE VII - Effective Date

Pursuant to section 605.0207, Florida Statutes, the effective date for the beginning existence of the limited liability company shall be June 6, 2018.

6/7/18
Dated


Angela M. Piro, authorized
representative of a member

REGISTERED AGENT ACCEPTANCE

Having been named as registered agent and to accept service of process for the above stated limited liability company at the address designated in the forgoing articles of organization pursuant to the provisions of section 605.0113, Florida Statutes, the undersigned hereby accepts the appointment as registered agent and agrees to act in this capacity. The undersigned further agrees to comply with the provisions of all statutes relating to the proper and complete performance of its duties and is familiar with and accepts the obligations of the position of registered agent.

6/7/18
Dated

Hightower Law Firm

By 
Bret M. Kanis

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