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**FLORIDA LIMITED LIABILITY CO.  
PDG SUNRISE PARK PHASE II, LLC**

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**ARTICLES OF ORGANIZATION  
OF  
PDG SUNRISE PARK PHASE II, LLC**

The undersigned, for the purpose of forming a limited liability company under the Florida Revised Limited Liability Company Act, Florida Statutes Chapter 605, as amended, hereby makes, acknowledges and files the following Articles of Organization.

**ARTICLE I**

**Name**

The name of the Limited Liability Company (the "Company") is:

PDG SUNRISE PARK PHASE II, LLC

**ARTICLE II**

**Address**

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

1079 Mulberry Way  
Boca Raton, FL 33486

**ARTICLE III**

**Duration**

The period of duration of the Company shall be perpetual.

**ARTICLE IV**

**Registered Office and Agent and Address**

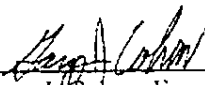
The name and the street address of the registered agent of the Company in the State of Florida are:

Corporation Company of Miami  
200 South Biscayne Boulevard  
Suite 4100 (GJC)  
Miami, Florida 33131

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IN WITNESS WHEREOF, the undersigned has made and subscribed these Articles of Organization for the foregoing uses and purposes this 27th day of September, 2018.

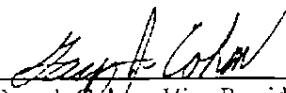
By:   
Gary J. Cohen, Esq.  
Authorized Representative

#### REGISTERED AGENT'S ACCEPTANCE

Having been named as registered agent and to accept service of process for PDG SUNRISE PARK PHASE II, LLC, a limited liability company, at the place designated in these Articles, 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 as registered agent as provided for in Chapter 605, F.S.

Dated: September 27, 2018

CORPORATION COMPANY OF MIAMI,  
a Florida corporation

By:   
Gary J. Cohen, Vice President