

**Electronic Articles of Organization
For
Florida Limited Liability Company**

L19000023787
FILED 8:00 AM
January 22, 2019
Sec. Of State
jafason

Article I

The name of the Limited Liability Company is:

VIRTU & FORTUNA REAL ESTATE INVESTMENTS LLC

Article II

The street address of the principal office of the Limited Liability Company is:

999 BRICKELL AVE
410
MIAMI, FL. US 33131

The mailing address of the Limited Liability Company is:

999 BRICKELL AVE
410
MIAMI, FL. US 33131

Article III

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

MF BUSINESS CONSULTING LLC
999 BRICKELL AVE
410
MIAMI, FL. 33131

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, I hereby accept the appointment as 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.

Registered Agent Signature: PEDRO H PAES RIBEIRO

Article IV

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

Title: AMBR
LEONARDO GUEDES VIANNA
999 BRICKELL AVE STE 410
MIAMI, FL. 33131 US

Title: AMBR
DEBORA NISHIWAKI VIANNA
999 BRICKELL AVE STE 410
MIAMI, FL. 33131 US

Title: AMBR
MARIA V NISHIWAKI VIANNA
999 BRICKELL AVE STE 410
MIAMI, FL. 33131 US

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Signature of member or an authorized representative

Electronic Signature: LEONARDO GUEDES VIANNA

I am the member or authorized representative submitting these Articles of Organization and affirm that the facts stated herein are true. I am aware that false information submitted in a document to the Department of State constitutes a third degree felony as provided for in s.817.155, F.S. I understand the requirement to file an annual report between January 1st and May 1st in the calendar year following formation of the LLC and every year thereafter to maintain "active" status.