

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

**L20000394145  
FILED 8:00 AM  
December 17, 2020  
Sec. Of State  
jafason**

**Article I**

The name of the Limited Liability Company is:

EP LAND INVESTMENTS, LLC

**Article II**

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

1817 SW CAPEHART AVE  
PORT SAINT LUCIE, FL. UN 34953

The mailing address of the Limited Liability Company is:

1817 SW CAPEHART AVE  
PORT SAINT LUCIE, FL. UN 34953

**Article III**

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

MELISSA PRATT  
1817 SW CAPEHART AVE  
PORT SAINT LUCIE, FL. 34953

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: MELISSA PRATT

### **Article IV**

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

Title: MGR  
MELISSA PRATT  
PRATT REAL ESTATE GROUP, 4429 HOLLYWOOD BL  
HOLLYWOOD, FL. 33081 UN

Title: MGR  
GARRY EBANKS  
5055 NW 96TH DR  
CORAL SPRINGS, FL. 33076 UN

Title: AMBR  
DELANO PETTIGREW  
4528 SW 54TH STREET, #305  
FORT LAUDERDALE, FL. 33314 UN

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### **Article V**

The effective date for this Limited Liability Company shall be:

12/10/2020

Signature of member or an authorized representative

Electronic Signature: MELISSA PRATT

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.