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**FLORIDA LIMITED LIABILITY CO.
1651 ASTOR TENANT LLC**

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**ARTICLES OF ORGANIZATION
OF
1651 ASTOR TENANT LLC
(a Florida limited liability company)**

The undersigned, in forming a Florida limited liability company under the Florida Revised Limited Liability Company Act, Chapter 605 of the Florida Statutes, hereby adopts the following Articles of Organization:

**ARTICLE I
NAME**

The name of the limited liability company is 1651 Astor Tenant LLC (hereinafter, the "Company").

**ARTICLE II
MAILING AND PRINCIPAL ADDRESS**

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

Principal Office Address

Via Industrial 31
6934 Bioggio CH

Mailing Address

c/o Brian L. Baker CPA, P.A.
1900 Glades Road, Suite 356
Boca Raton, Florida 33431.

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**ARTICLE III
REGISTERED AGENT AND REGISTERED OFFICE**

The name and street address of the Company's registered agent is Barry D. Lapidès c/o Berger Singerman LLP, 1450 Brickell Avenue, Suite 1900, Miami, Florida 33131.

**ARTICLE IV
MANAGEMENT**

The Company shall be manager-managed. The name and address of the initial manager of the Company is:

1651 North Collins Corp.
c/o Brian L. Baker CPA, P.A.
1900 Glades Road, Suite 356
Boca Raton, Florida 33431

IN WITNESS WHEREOF, the undersigned has executed these Articles of Organization as of the 5th day of February, 2021.

/s/ Barry D. Lapidès
Barry D. Lapidès, Authorized Representative

ACCEPTANCE OF DESIGNATION AS REGISTERED AGENT

Having been named as registered agent and to accept service of process for 1651 ASTOR TENANT LLC at the place designed in Article III of the Articles of Organization, 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 his duties, and is familiar with and accepts the obligations of the position as registered agent as provided for in Chapter 605, F.S.

/s/ Barry D. Lapidés

Barry D. Lapidés

Dated: February 5, 2021

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