

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

L21000115677  
FILED 8:00 AM  
March 10, 2021  
Sec. Of State  
tcline

**Article I**

The name of the Limited Liability Company is:

LAND AVENUE PROPERTY GROUP LLC

**Article II**

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

1317 EDGEWATER DRIVE  
SUITE 4269  
ORLANDO, FL. US 32804

The mailing address of the Limited Liability Company is:

1317 EDGEWATER DRIVE  
SUITE 4269  
ORLANDO, FL. US 32804

**Article III**

Other provisions, if any:

LAND AVENUE PROPERTY GROUP IS MANAGER MANAGED. ISABELLE M. BODE WILL USE THE TITLE OF PRESIDENT. PRESIDENT HOLDS DISCRETIONARY AUTHORITY OVER DISTRIBUTION OF PROFITS. DISTRIBUTIONS ARE NON PRO-RATA.

**Article IV**

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

ISABELLE M BODE  
1317 EDGEWATER DRIVE  
SUITE 4269  
ORLANDO, FL. 32804

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: ISABELLE M BODE

## **Article V**

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

Title: MGRM  
ISABELLE M BODE  
1317 EDGEWATER DRIVE, SUITE 4269  
ORLANDO, FL. 32804 US

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Signature of member or an authorized representative

Electronic Signature: ISABELLE M. BODE

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.