

L21000376186

Florida Department of State  
Division of Corporations  
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FLORIDA LIMITED LIABILITY CO.  
JMAE Holdings, LLC

Certificate of Status	1
Certified Copy	1
Page Count	04
Estimated Charge	\$160.00

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**ARTICLES OF ORGANIZATION  
OF**

**JMAE Holdings, LLC**

The undersigned, acting as the organizer and authorized representative of **JMAE Holdings, LLC**, under the Florida Revised Limited Liability Company Act, Chapter 605, Fla. Stat., adopts the following Articles of Organization:

**ARTICLE I – Name:**

The name of the limited liability company is: JMAE Holdings, LLC (the “Company”).

**ARTICLE II – Address:**

The mailing address and street address of the principal office of the limited liability company is: 915 South Dixie Highway, West Palm Beach, FL 33401.

**ARTICLE III – Duration:**

The period of duration for the Company shall be perpetual, unless dissolved in accordance with the terms of the operating agreement of the Company in effect from time to time (the “Operating Agreement”).

**ARTICLE IV – Management:**

The Company is to be managed by managers. The name and address of the individual serving as the initial manager of the Company until the first meeting of the members, or until his successor is elected or appointed and qualified is:

NAME

ADDRESS

Jeremy Myers

915 South Dixie Highway  
West Palm Beach, FL 33401

**ARTICLE V – Admission of Members:**

The Company shall admit members only in the manner prescribed by the Operating Agreement.

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#### **ARTICLE VI – Adoption of Operating Agreement:**

The Company shall adopt an Operating Agreement, which may contain any provisions for the regulation and management of the affairs of the Company not inconsistent with these Articles of Organization or Chapter 605, Fla. Stat.

#### **ARTICLE VII – Initial Registered Agent and Office:**

The initial registered agent for the Company is: Jeremy Myers, and the street address of the Company's initial registered office is: 915 South Dixie Highway, West Palm Beach, FL 33401.

#### **ARTICLE VIII – Amendments:**

The Company reserves the right to amend any provision of these Articles of Organization, which amendment shall only be effectuated in the manner prescribed by the Operating Agreement.

#### **ARTICLE IX – Indemnification:**

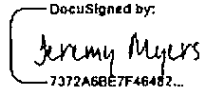
Each individual or entity who is or was a member or manager of the Company (and the heirs, executor, personal representatives, administrators, successors, and assigns of such individual or entity) who was, or is, made a party to, or is involved in any threatened, pending, or completed action, suit, or proceeding, whether civil, criminal, administrative, or investigative, by reason of the fact that such person is or was a member or manager of the Company (each, an "Indemnitee"), shall be indemnified and held harmless by the Company to the fullest extent permitted by applicable law, as the same exists or may hereafter be amended. In addition to the indemnification conferred in this Article, each Indemnitee shall also be entitled to have paid directly by the Company the expenses reasonably incurred in defending any such proceeding against such Indemnitee in advance of its final disposition, to the fullest extent authorized by applicable law, as the same exists or may hereafter be amended. The rights and authority conferred in this Article shall not be exclusive of any other right which any person may have or hereafter acquire under any statute, or under any provision of these Articles of Organization, the Operating Agreement, or any other agreement, vote of members, or otherwise. Any repeal or amendment of this Article shall not adversely affect any right or protection of a member, manager, or officer existing at the time of such repeal or amendment.

#### **ARTICLE X – Continuation of Business:**

Unless dissolved in accordance with the Operating Agreement, the remaining members shall continue the business of the Company, which shall not be dissolved, upon the death, retirement, resignation, expulsion, bankruptcy, or dissolution of a member or the occurrence of any other event which terminates the continued membership of a member.

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**IN WITNESS WHEREOF**, the undersigned Authorized Representative has executed these Articles of Organization to be effective on the date of their filing with the Florida Secretary of State.

By:  JEREMY MYERS, as Authorized Representative

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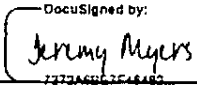
**CERTIFICATE OF DESIGNATION OF  
REGISTERED AGENT/REGISTERED OFFICE**

PURSUANT TO THE PROVISIONS OF SECTION 605.0113, FLORIDA STATUTES, THE UNDERSIGNED LIMITED LIABILITY COMPANY SUBMITS THE FOLLOWING STATEMENT IN DESIGNATING THE REGISTERED OFFICE/REGISTERED AGENT, IN THE STATE OF FLORIDA.

1. The name of the limited liability company is: JMAE Holdings, LLC.
2. The name and address of the registered agent and office is:

Jeremy Myers  
915 South Dixie Highway  
West Palm Beach, FL 33401

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.

DocuSigned by:  
  
JEREMY MYERS

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Email Address: HTP@MELAWYERS.COM

**FLORIDA LIMITED LIABILITY CO.**

**Riva Grey 33, LLC**

Certificate of Status	1
Certified Copy	0
Page Count	03
Estimated Charge	\$130.00

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H21000313902 3

**ARTICLES OF ORGANIZATION  
OF**

**Riva Grey 33, LLC**

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The undersigned, for the purpose of forming a limited liability company under the Florida Limited Liability Company Act, F.S. Chapter 605, hereby make, acknowledge, and file the following Articles of Organization.

**ARTICLE I - NAME**

The name of the limited liability company shall be Riva Grey 33, LLC (the "Company").

**ARTICLE II - ADDRESS**

- (a) The principal address of the Company shall be 2601 South Bayshore Drive, Suite #1800, Coconut Grove, Florida 33133.
- (b) The mailing address of the Company shall be c/o Mellow Registered Agents, LLC, 2601 South Bayshore Drive, Suite #1800, Coconut Grove, Florida 33133.

**ARTICLE III - DURATION**

The Company shall commence its existence as of the date of filing by the Florida Department of State, Division of Corporations. The Company's existence shall be perpetual unless the Company is earlier dissolved as provided in these Articles of Organization.

**ARTICLE IV - REGISTERED OFFICE AND AGENT**

The name and street address of the registered agent of the Company in the State of Florida is **Mellow Registered Agents, LLC, 2601 South Bayshore Drive, Suite #850, Coconut Grove, Florida 33133.**

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**Riva Grey 33, LLC**

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**ARTICLE V – CAPITAL CONTRIBUTIONS**

The Members of the Company shall contribute to the capital of the Company the cash or property set forth in and described in the Limited Liability Company Operating Agreement and/or Regulations, if any, or otherwise in the minutes of the Company on file at the principal office of the Company.

**ARTICLE VI – ADDITIONAL CAPITAL CONTRIBUTIONS**

Each Member shall make additional capital contributions to the Company only on the consent of the Members as set forth in the Operating Agreement or otherwise upon the prior authorization of a majority of the Members.

**ARTICLE VII – ADMISSION OF NEW MEMBERS**

No additional Members shall be admitted to the Company unless done so pursuant to the terms of the Operating Agreement or otherwise upon the prior authorization of a majority of the Members. A Member may only transfer his or her interest in the Company as set forth in the Operating Agreement of the Company or otherwise with the prior written consent of a majority of the Members.

**ARTICLE VIII – MANAGEMENT**

The Company shall be managed by a manager or managers in accordance with the Articles of Organization, the Operating Agreement, the Regulations (if any) adopted by the Members for the management of the business and the ordinary and customary affairs of the Company. The Operating Agreement and/or Regulations, if any, or otherwise the minutes of the Company, shall determine the manner in which such Manager(s) are elected and appointed, and may contain any provisions for the regulation and management of the affairs of the Company that are not inconsistent with the law or these Articles of Organization. The name and address of the initial Manager of the Company is:

**Anthony M. Lopez**

**2601 S Bayshore Dr., Suite 1800  
Coconut Grove, FL 33133**



**Page 3 of Articles of Organization of****H2100313902 3****Riva Grey 33, LLC****ARTICLE IX – TERMINATION OF EXISTENCE**

The Company shall be dissolved on the death, bankruptcy, or dissolution of a Member or Manager, or on the occurrence of any other event that terminates the continued membership of a Member in the Company, unless the business of the Company is continued by the consent of all of the remaining Members.

**ARTICLE X – INDEMNIFICATION**

The Company shall indemnify each Member, Manager and organizer of the Company against any and all liability and expenses incurred by person or entity in connection with or arising out of any action, suit or proceeding in which he may be involved, by reason of such person or entity being or having been a Member, Manager and/or organizer of the Company to the full extent permitted by the laws of the State of Florida.

**IN WITNESS WHEREOF**, the undersigned ~~has made~~ and subscribed these Articles of Organization at Miami, Florida, on this 20 day of August, 2021.

  
\_\_\_\_\_  
Anthony M. Lopez, Manager**ACKNOWLEDGMENT OF APPOINTMENT BY REGISTERED AGENT**

Having been named the registered agent for the above Company at the place designated in the foregoing Articles of Organization, I hereby accept the same and agree to act in this capacity, and agree to comply with the provisions of Florida law relative to keeping the registered office open.

Mellaw Registered Agents, LLC  
a Florida limited liability company

  
\_\_\_\_\_  
Anthony M. Lopez, Esq., Manager