

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

L21000400767
FILED 8:00 AM
September 09, 2021
Sec. Of State
bcoates

Article I

The name of the Limited Liability Company is:
COTTAGE 280, LLC

Article II

The street address of the principal office of the Limited Liability Company is:
5301 NORTH FEDERAL HIGHWAY
SUITE 350
BOCA RATON, FL. US 33487

The mailing address of the Limited Liability Company is:
5301 NORTH FEDERAL HIGHWAY
SUITE 350
BOCA RATON, FL. US 33487

Article III

Other provisions, if any:
THE PURPOSE OF THIS LIMITED LIABILITY COMPANY IS REAL
ESTATE.

Article IV

The name and Florida street address of the registered agent is:
MICHAEL J FIMIANI
5301 NORTH FEDERAL HIGHWAY
SUITE 350
BOCA RATON, FL. 33487

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: MICHAEL J. FIMIANI

Article V

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

Title: MGR
FIMIANI PROPERTIES, LLC
5301 NORTH FEDERAL HIGHWAY, SUITE 350
BOCA RATON, FL. 33487 US

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Signature of member or an authorized representative

Electronic Signature: MICHAEL J. FIMIANI, AUTH REP

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.