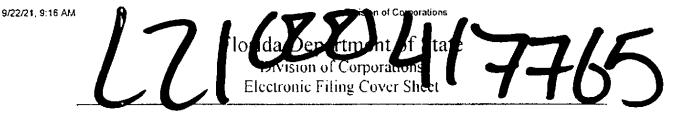
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From: Antonio Alonso, Esq.



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FLORIDA LIMITED LIABILITY CO. HEART OF WYNWOOD LLC

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ARTICLES OF ORGANIZATION OF HEART OF WYNWOOD LLC

The undersigned, being authorized to execute and file these Articles, hereby certifies

that:

ARTICLE 1-Name:

The name of the Limited Liability Company is:

HEART OF WYNWOOD LLC

ARTICLE II - Address:

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

251 53rd Street Brooklyn, New York 11220

ARTICLE III-Registered Agent and Registered Office

The name and the Florida street address of the initial registered agent are:

ALEJANDRO E. JORDAN, JD, P.A. 121 Alhambra Plaza, Suite 1500 Coral Gables, Florida 33134

ARTICLE IV - Managers

The name and address of each person authorized to manage and control the Limited Liability Company:

Manager

DIB REAL ESTATE MANAGEMENT, LLC
251 53rd Street
Brooklyn, New York 11220

IN WITNESS WHEREOF, I have signed these Articles of Organization as an authorized representative of a member and acknowledge them to be my act this 21st day of September, 2021.

Roland Dib scs:1002CSAFB41

Name: ROLAND DIB

Title: Authorized Signatory

To: +18506176381 Page: 3 of 3 2021-09-22 13:20:35 GMT 13055086364 From, Antonio Alonso, Esq.

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(In accordance with Section 605.0203 (1) (b), Florida Statutes, the execution of this document constitutes an affirmation under the penalties of perjury that the facts stated herein are true. I am aware that any false information submitted in a document to the Department of State constitutes a third degree felony as provided for in Section 817.155, F.S.)

Roland Dib

Name: ROLAND DIB

Title: Authorized Signatory

STATEMENT ACCEPTING APPOINTMENT AS REGISTERED AGENT

I hereby accept the designation as registered agent to accept service of process for the above stated limited liability company at the place designated in this statement. I am familiar with and accept the obligations of my position as registered agent under Chapter 605, Florida Statutes.

(In accordance with Section 605.0203(1)(b), Florida Statutes, the execution of this document constitutes an affirmation under the penalties of perjury that the facts stated herein are true. I am aware that any false information submitted in a document to the Department of State constitutes a third degree felony as provided for in Section 817.155, F.S.)

Signature of Registered Agent

ALEJANDRO E JORDAN, JD, P.A., a Florida corporation

Alejandro E. Vordan

By: ALEJANDRO E. JORDAN, ESQ.

Title: President