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**FLORIDA LIMITED LIABILITY CO.
ZGM REALTY, LLC**

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**ARTICLES OF ORGANIZATION
FOR
ZGM REALTY, LLC**

(A Florida Limited Liability Company)

The undersigned, for the purpose of forming a limited liability company under the laws of the State of Florida, pursuant to the Florida Revised Limited Liability Company Act (the "Act"), hereby adopts the following Articles of Organization:

**ARTICLE 1
NAME**

The name of the Limited Liability Company is ZGM Realty, LLC (the "Company").

**ARTICLE 2
DURATION**

The Company shall exist on the date of filing of these Articles with the Secretary of State of the State of Florida. The duration of the Company shall be perpetual.

**ARTICLE 3
NATURE OF BUSINESS**

This Company is organized for the purpose of transacting any and all lawful business.

**ARTICLE 4
ADDRESS**

The initial principal office address and the initial mailing address of the Company is 70 S. Orange Ave, Suite 205, Livingston, New Jersey 07039.

**ARTICLE 5
INITIAL REGISTERED AGENT AND REGISTERED OFFICE**

The street address of the initial registered office of the Company is 500 Northpoint Parkway, Suite 300, West Palm Beach, Florida 33407, and the name of the initial registered agent of the Company at that address is Strategic Realty Services, LLC.

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**ARTICLE 6
MANAGEMENT**

The Company will be manager-managed in accordance with its operating agreement. The initial manager shall be: David J. Gruber.

**ARTICLE 7
EFFECTIVE DATE**

The effective date is the date of filing of these Articles of Organization with the Florida Department of State.

IN WITNESS WHEREOF the undersigned has executed these Articles this 17th day of November, 2021.

/s/ Daniel J. Glassman

DANIEL J. GLASSMAN,
Authorized Representative

(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 s.817.155, F.S.)

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ACCEPTANCE BY REGISTERED AGENT

Having been named as registered agent and to accept the service of process for the above-stated limited liability company at the place designated in these Articles, Strategic Realty Services, LLC hereby accepts the appointment as registered agent and agrees to act in this capacity. Strategic Realty Services, LLC further agrees to comply with the provisions of all statutes relating to the proper and complete performance of its duties, and is familiar with and accepts the obligations of its position as registered agent as provided for in Chapter 605, F.S.

STRATEGIC REALTY SERVICES, LLC

/s/ D. Glen Alexander

By: _____
D. Glen Alexander, Authorized Representative

Dated: November 17, 2021

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