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**FLORIDA LIMITED LIABILITY CO.  
ONE VXRSE, LLC**

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**ARTICLES OF ORGANIZATION**  
**OF**  
**ONE VXRSE, LLC**

SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

The undersigned, desiring to form a limited liability company (the "Company") under Chapter 605 of the Florida Statutes (the "Act"), does hereby state the following:

**ARTICLE I**

**Name**

The name of the Company shall be One Vxrse, LLC.

**ARTICLE II**

**Purpose**

The Company is formed for any purpose or purposes for which a limited liability company may be formed pursuant to the Act.

**ARTICLE III**

**Principal Place of Business**

The initial mailing address and street address of the principal office of the Company shall be 801 Key Highway, Unit T37, Baltimore, MD 21230.

**ARTICLE IV**

**Registered Office and Registered Agent**

The name of the initial registered agent of the Company is CT Corporation Systems, and the street address of the initial registered agent of the Company shall be 1200 S. Pine Island Road #250, Plantation, FL 33324.

**ARTICLE V**

**Duration**

The Company shall commence its existence on the date these Articles of Organization are filed with the Florida Department of State. The Company shall have perpetual existence until it is dissolved and its affairs wound up.

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ARTICLE VII

Manager

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SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

The initial Manager of the Company shall be:

Marcus E. Board  
801 Key Highway, Unit T37  
Baltimore, MD 21230

IN WITNESS WHEREOF, the undersigned, being the Manager of the Company hereinbefore named, for the purpose of forming a limited liability company under the Act has executed these Articles of Organization as of this 17th day of February, 2022.

*Marcus E. Board*

\_\_\_\_\_  
Marcus E. Board, Manager

Having been named Registered Agent and designated to accept service of process for the within-named Company, at the place designated herein, and being familiar with the obligations of that position, I hereby agree to act in this capacity, and I further agree to comply with the provisions of all statutes relative to the proper and complete performance of my duties.

*Laura R Broderick*

\_\_\_\_\_  
CT Corporation System, Laura Broderick,  
Assistant Secretary