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ALLAHASSEE, FL 32006



CAPITAL CONNECTION, INC.

417 E. Virginia Street, Suite 1 • Tallahassee, Florida 32301
(850) 224-8870 • 1-800-342-8062 • Fax (850) 222-1222

16225 SW Farms Rd, LLC

Signature _____

Requested by: _____

Name _____ Date _____ Time _____

Walk-In _____ Will Pick Up _____

____ Art of Inc. File _____
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____ UCC 1 or 3 File _____
____ UCC 11 Search _____
____ UCC 11 Retrieval _____
____ Courier _____

ARTICLES OF ORGANIZATION

**OF
16225 SW FARMS RD, LLC**

The undersigned authorized representative hereby forms a limited liability company
under the laws of the State of Florida:

ARTICLE I

COMPANY NAME

The name of this company is:

16225 SW FARMS RD, LLC

ARTICLE II

COMMENCEMENT

The existence of the Company shall commence on the 23rd day of March, 2022 the date
of signing hereof, provided that same shall be filed with the Florida Secretary of State within the
time authorized by Statute.

ARTICLE III

MAILING ADDRESS AND STREET ADDRESS OF THE COMPANY

The mailing address and the street address of the principal office of the limited liability
company is 251 Southern Boulevard, West Palm Beach, FL 33405.

ARTICLE IV

REGISTERED AGENT AND REGISTERED AGENT'S ADDRESS

The Registered Agent and the street address of the Registered Agent of this Company in
the State of Florida shall be:

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SECRETARY OF STATE
FLORIDA

Jodie D. Kenney
251 Southern Boulevard
West Palm Beach, FL 33405

ARTICLE V

INITIAL MANAGERS

The Initial Managers of the Company shall be:

Donill J. Kenney, Jr.
251 Southern Boulevard
West Palm Beach, FL 33405

Jodie D. Kenney
251 Southern Boulevard
West Palm Beach, FL 33405

The Initial Managers shall be responsible for the management of the Company, and shall have the full right, power and authority to manage, direct and control all of the business and affairs of the company and to transact business on its behalf, including the authority to execute any instrument transferring, encumbering or in any way involving real property related to the Company.

Notwithstanding the foregoing, the Initial Managers shall have the absolute authority to subcontract any management functions of the Company in their sole and absolute discretion.

ARTICLE VI

DISSOLUTION

The death, retirement, resignation, expulsion, bankruptcy or dissolution of a member shall not dissolve the Company as long as there remains in existence one (1) member. The Company shall dissolve only as provided in the Operating Agreement of the Company or pursuant to Florida Statute §605.

ARTICLE VII

RIGHTS, LIABILITIES AND OBLIGATIONS OF MEMBERS

7.1 Liability of Members: No Member shall be personally liable for the expenses, liabilities, debts or obligations of the Company, unless otherwise provided pursuant to Florida Statute §605.

7.2 Return of Capital: No Member shall have the right to demand the return of his/her/its contribution to capital except as provided in the Company's Operating Agreement then in existence.

7.3 Non-Assignability of Membership Interest:

a) No Member may assign his/her Company interest in whole or in part without the express written consent of 100% of the Company's members, including the member attempting to assign his/her interest.

b) The assignee of a member's interest shall have no right to participate in the management of the business and affairs of the Company:

i) without the express written consent of 100% of the members of the limited liability company including the member assigning the limited liability interest, and

ii) as provided in the Operating Agreement, and

iii) in compliance with any procedure provided for in the Operating Agreement.

c) No interest of any member shall be subject to forced assignment by any court of law.



2022

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FILED

IN WITNESS WHEREOF, the undersigned Authorized Representative has executed the Articles of Organization, this 23rd day of March, 2022 and affirms that the Company has at least one member as of the effective date of these Articles.



Garry M. Glickman, Authorized Representative

STATE OF FLORIDA]
] ss:
COUNTY OF PALM BEACH]

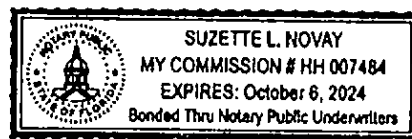
The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this 23rd day of March, 2022 by Garry M. Glickman, as Authorized Representative of the aforesaid Limited Liability Company, who is ☒ personally known to me or who has ☐ produced N/A as identification and who did/did not take an oath.

NOTARY PUBLIC:

SIGN Suzette L. Novay

PRINT Suzette L. Novay

MY COMMISSION EXPIRES:



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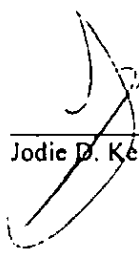
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**CERTIFICATE DESIGNATING PLACE OF BUSINESS FOR SERVICE OF PROCESS
WITHIN THIS STATE, NAMING AGENT UPON WHOM PROCESS MAY BE SERVED**

16225 SW Farms Rd, LLC, desiring to organize as a Limited Liability Company under the laws of the State of Florida with its principal office as indicated in the Articles of Organization, has named Jodie Kenney having an address at 251 Southern Boulevard, West Palm Beach, FL 33405 as its agent to accept Service of Process within this State.

ACKNOWLEDGMENT

Having been named to accept Service of Process for the above named Limited Liability Company, at the place designated in this Certificate, I hereby agree to act in this capacity, accept the appointment, and agree to comply with the provisions of the Florida Statutes relative to keeping open said office.



Jodie D. Kenney

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this 23 day of March, 2022 by Jodie D. Kenney who is ☒ personally known to me or who has ☐ produced N/A as identification and who did/did not take an oath.



NOTARY PUBLIC - STATE OF FLORIDA

Name: Suzette L. Novay
(Type, stamp or print)

