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From:

Account Name : GREENBERG TRAURIG (ORLANDO)

Account Number : 103731001374 Phone : (407)418-2435 Fax Number : (407)420-59<del>0</del>9

\*\*Enter the email address for this business entity to be used for future annual report mailings. Enter only one email address please.\*\*

dw@carpeinvestments.com Email Address:

# FLORIDA LIMITED LIABILITY CO. Oak Row Design District, LLC

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#### STATE OF FLORIDA

## ARTICLES OF ORGANIZATION OF OAK ROW DESIGN DISTRICT, LLC

(a Florida limited liability company)

These Articles of Organization of Oak Row Design District, LLC, a Florida limited liability company (the "Company"), dated as of June 8, 2022, are being duly executed and filed by David Weitz, who is authorized to form a limited liability company under the Florida Revised Limited Liability Company Act (Chapter 605 of Florida Statutes).

ARTICLE I - Name: The name of the limited liability company is:

## Oak Row Design District, LLC

ARTICLE II - Address: The principal address and mailing address of the Company is:

700 Broadway, 8th Floor New York, NY 10003

### ARTICLE III - Registered Agent, Registered Office and Registered Agent's Signature:

The Registered Agent and Registered Office for service of process is as follows:

Name: David Weitz

Address: 240 N.W. 25th St., Apartment 713,

Miami, Florida 33127

Having been named to accept service of process for the Company named above, at the place designated in this certificate. I agree to act in that capacity and to comply with the provisions of the Florida Limited Liability Company Act and all other applicable laws, relative to the proper and complete performance of my duties as registered agent.

/s/ David Weitz David Weitz, Registered Agent

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

> MGR Eric Rutter

> > 240 N.W. 25th St., Apartment 713,

Miami, Florida 33127

MGR David Weitz

240 N.W. 25th St., Apartment 713,

(((H220001998043)))

To: 18506176381 \* Page: 3 of 3 2022-06-08 11:33:10 EDT 14076508411 From: Heather Irving

(((H22000199804 3)))

Miami, Florida 33127

MGR

Perry Weitz

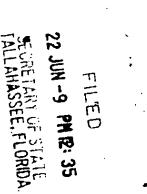
1 Sydney Road

Huntington Beach, NY 11743

**IN WITNESS WHEREOF**, the undersigned has executed these Articles of Organization as of the date first above written.

/s/ David Weitz

David Weitz, Authorized Representative



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