

**Electronic Articles of Organization  
For  
Florida Limited Liability Company**

**L22000294554  
FILED 8:00 AM  
June 29, 2022  
Sec. Of State  
jafason**

**Article I**

The name of the Limited Liability Company is:  
COMFY REAL ESTATE INVESTMENTS LLC

**Article II**

The street address of the principal office of the Limited Liability Company is:  
680 NE 64 STREET  
A111  
MIAMI, FL. 33138

The mailing address of the Limited Liability Company is:  
680 NE 64 STREET  
A111  
MIAMI, FL. UN 33138

**Article III**

Other provisions, if any:  
ANY ALL LEGAL USE.

**Article IV**

The name and Florida street address of the registered agent is:  
ROXANA MIRABAL, PA  
3650 NW 82 AVENUE  
PH 505  
DORAL, FL. 33166

Having been named as registered agent and to accept service of process for the above stated limited liability company at the place designated in this certificate, I hereby accept the appointment as registered agent and agree to act in this capacity. I further agree to comply with the provisions of all statutes relating to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as registered agent.

Registered Agent Signature: ROXANA MIRABAL

### **Article V**

The name and address of person(s) authorized to manage LLC:

Title: MGR  
LARS NAGEL-HEYER  
680 NE 64 STREET, A111  
MIAMI, FL. 33138

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### **Article VI**

The effective date for this Limited Liability Company shall be:

06/29/2022

Signature of member or an authorized representative

Electronic Signature: LARS NAGEL-HEYER

I am the member or authorized representative submitting these Articles of Organization and affirm that the facts stated herein are true. I am aware that 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. I understand the requirement to file an annual report between January 1st and May 1st in the calendar year following formation of the LLC and every year thereafter to maintain "active" status.