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Florida Department of State
Division of Corporations
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To:

Division of Corporations
Fax Number : (850)617-6381

From:

Account Name : CORPORATE CREATIONS INTERNATIONAL INC.
Account Number : 110432003053
Phone : (561)694-8107
Fax Number : (561)214-8442

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FLORIDA LIMITED LIABILITY CO.
Church Street Bays, LLC

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JAN 30 2023

ARTICLES OF ORGANIZATION

Article I. Name

The name of this Florida limited liability company is:
Church Street Bays, LLC

Article II. Address

The street and mailing address of the Company's initial principal office is:
Church Street Bays, LLC
280 NE 2nd Ave
Delray Beach FL 33444

Article III. Registered Agent

The name and street address of the Company's registered agent is:
Corporate Creations Network Inc.
801 US Highway 1
North Palm Beach FL 33408 UNITED STATES

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TALLAHASSEE, FLORIDA

Article IV. Management

This will be a manager-managed company. The name and address of each manager is:

JEFFREY S PECHTER
280 NE 2nd Ave
Delray Beach, FL 33444

Computershare Governance Services Inc.
DBA Corporate Creations International
801 US Highway 1
North Palm Beach FL 33408
561) 694-8107

Article V. Company Existence

The Company's existence shall begin effective as of January 27, 2023.

The undersigned authorized representative of a member executed these Articles of Organization on January 27, 2023.



Computershare Governance Services Inc.
Diana Serra, Vice President
Carlos M Alvarez, Attorney-in-Fact

Computershare Governance Services Inc.
DBA Corporate Creations International
801 US Highway 1
North Palm Beach FL 33408
(561) 694-8107

STATEMENT OF REGISTERED AGENT

LIMITED LIABILITY COMPANY:

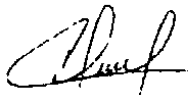
Church Street Bays, LLC

REGISTERED AGENT/OFFICE:

Corporate Creations Network Inc.
801 US Highway 1
North Palm Beach FL 33408
UNITED STATES

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TALLAHASSEE, FLORIDA

I agree to act as registered agent to accept service of process for the company named above at the place designated in this Statement. I agree to comply with the provisions of all statutes relating to the proper and complete performance of the registered agent duties. I am familiar with and accept the obligations of the registered agent position.



CORPORATE CREATIONS NETWORK INC.
Carlos M Alvarez, Special Secretary

Date: January 27, 2023

Computershare Governance Services Inc.
DBA Corporate Creations International
801 US Highway 1
North Palm Beach FL 33408
(561) 694-8107
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