# してろいじい 34745 Florida Department of State

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To:

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From:

Account Name : CORPORATE CREATIONS INTERNATIONAL INC.

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# FLORIDA LIMITED LIABILITY CO.

WOB Scottsdale, LLC

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## ARTICLES OF ORGANIZATION

#### Article I. Name

The name of this Florida limited liability company is: WOB Scottsdale, LLC

#### Article II. Address

The street address of the Company's initial principal office is: WOB Scottsdale, LLC 12750 Citrus Park Lane Suite 115 Tampa FL 33625

The mailing address of the Company's initial principal office is: WOB Scottsdale, LLC 12750 Citrus Park Lane Suite 115 Tampa FL 33625

#### 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

## Article IV, Transferability of Membership Interests

No members shall have the right to assign their membership interests in the Company without the written agreement of all of the membership interests, unless otherwise provided in the Company's Operating Agreement. If the assignment is not approved by all of the membership interests, the assignce shall have no right to become a member, to participate in the management of the Company, or to extracte any other rights or powers of a member. The assignce shall merely be entitled to receive the share of provides and other distributions and the allocation of income, gain, loss deduction, credit or similar interests which the assignor was entitled, to the extent assigned.

Computershare Governance Services Inc. d/b/a Corporate Creations 801 US Highway 1 North Palm Beach FL 33408 (561) 694-8107

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#### Article V. Distribution of Profits

Unless otherwise provided in the Company's Operating Agreement, there shall not be any distribution of profits unless each separate distribution is approved by the affirmative vote of members who own more than 50% of the voting interest in the Company. The voting members shall have complete discretion on when and if to approve any distribution of profits.

### Article VI. Management

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

WOBF, LLC 12750 Citrus Park Lane Suite 115 Tampa FL 33625

# Article VII. Company Existence

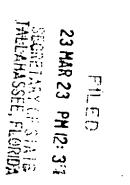
The Company's existence shall begin effective as of March 23, 2023.

The undersigned authorized representative of a member executed these Articles of Organization on 3/23/2023.

#### /s/ Caitlin Lazarus

COMPUTERSHARE GOVERNANCE SERVICES INC. D/B/A CORPORATE CREATIONS

Jim "JP" Perkins Executive Vice President and Chief Relationship Officer by Caitlin Lazarus as attorney-in-fact Computershare Governance Services Inc. d/b/a Corporate Creations 801 US Highway 1 North Palm Beach FL 33408 (561) 694-8107



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## STATEMENT OF REGISTERED AGENT

## LIMITED LIABILITY COMPANY:

WOB Scottsdale, LLC

## REGISTERED AGENT/OFFICE:

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

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.

#### /s/ Caitlin Lazarus

CORPORATE CREATIONS NETWORK INC. Caitlin Lazarus, Special Secretary

Date: March 23, 2023.

Computershare Governance Services Inc. d/b/a Corporate Creations 801 US Highway 1 North Palm Beach FL 33408 (561) 694-8107

