

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

L23000151400  
FILED 8:00 AM  
March 27, 2023  
Sec. Of State  
klovelace

**Article I**

The name of the Limited Liability Company is:  
COMMON PROJECT GROUP LLC

**Article II**

The street address of the principal office of the Limited Liability Company is:  
14160 PALMETTO FRONTAGE RD.  
SUITE 190  
MIAMI LAKES, FL. 33016

The mailing address of the Limited Liability Company is:  
936 SW 1ST AVE.  
#892  
MIAMI, FL. US 33130

**Article III**

Other provisions, if any:  
DEVELOPING DIFFERENT CONCEPTS IN THE HOSPITALITY INDUSTRY  
AND REAL ESTATE

**Article IV**

The name and Florida street address of the registered agent is:  
MICHAEL D CURTIS  
14160 PALMETTO FRONTAGE RD.  
SUITE 190  
MIAMI LAKES, FL. 33016

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: MICHAEL D CURTIS

## **Article V**

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

Title: MGR  
J30 INVESTMENTS LLC  
14160 PALMETTO FRONTAGE ROAD, STE 190  
MIAMI LAKES, FL. 33016 US

Title: MGR  
JESUS BRAZON  
5700 BISCAYNE BLVD. UNIT 609  
MIAMI, FL. 33138 US

Title: MGR  
STEFANO NARDI  
2900 SW 28TH LN. UNIT 1208  
MIAMI, FL. 33133 US

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## **Article VI**

The effective date for this Limited Liability Company shall be:

03/24/2023

Signature of member or an authorized representative

Electronic Signature: STEFANO NARDI

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.