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**Florida Department of State  
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**FLORIDA LIMITED LIABILITY CO.**

**17273 Bay Street LLC**

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**ARTICLES OF ORGANIZATION  
OF**

**17273 Bay Street LLC**

The undersigned hereby forms and establishes a limited liability company under the laws of the State of Florida.

**ARTICLE I**

The name of this limited liability company is 17273 Bay Street LLC ("Company").

**ARTICLE II**

This limited liability company shall have perpetual existence from the date of filing these Articles with the Department of State unless sooner terminated by law.

**ARTICLE III**

The mailing address and street address of the principal place of business of the Company is 3323 North Flagler Dr., West Palm Beach, FL 33407. The Company may at its discretion, at any time, change the address of its principal place of business.

**ARTICLE IV**

The name and street address of the initial registered agent of this Company are as follows:  
Martin V. Katz, Esq., 625 N. Flagler Drive, Suite 605, West Palm Beach, Florida 33401.

I have hereunto subscribed my name this 19th day of April, 2023.

17273 Bay Street LLC  
A Florida limited liability company

/s/ Andrew M. Oshay  
ANDREW M. OSHAY  
Manager

I am familiar with and hereby acknowledge and accept the obligations of the Registered Agent for 17273 Bay Street LLC.

/s/ Martin V. Katz  
MARTIN V. KATZ  
Registered Agent

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