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Email Address: ahittell@terranovacorp.com

FLORIDA LIMITED LIABILITY CO.
255 INVESTORS MM, LLC

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**ARTICLES OF ORGANIZATION
OF
255 INVESTORS MM, LLC**

Article I. Name.

The name of the limited liability company is:

255 INVESTORS MM, LLC

Article II. Address.

The mailing address and the street address of the principal office of the limited liability company is:


55 Miracle Mile, Suite 330
Coral Gables, Florida 33134

Article III. Registered Agent, Registered Office & Registered Agent's Signature.

The name and the Florida street address of the registered agent are:

Scott Fitzgerald
c/o Terranova Corporation
55 Miracle Mile, Suite 330
Coral Gables, Florida 33134

By execution hereof, the registered agent accepts the appointment as registered agent and agrees to the duties and responsibilities of the registered agent.



Registered Agent's Signature

Robert A. Chaves, Esq.
Gutter Chaves Josepher Rubin Forman Fleisher Miller PA
2101 Corporate Blvd., Suite 107
Boca Raton, Florida 33431
(561) 998-7847
Fla. Bar No. 283525

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Article IV. Authorized Representatives.

The following Person is the Authorized Representative to act on behalf of the Company:

Mindy McIlroy
55 Miracle Mile, Suite 330
Coral Gables, Florida 33134

Article V. Duration.

The Company shall commence upon the filing of these Articles and shall continue in perpetuity unless sooner terminated by operation of law or agreement among the Company's members.

The undersigned, being an Authorized Representative of the Company, hereby certifies that the foregoing constitutes the Articles of Organization of 255 Investors MM, LLC.

Executed by the undersigned on June 19, 2023.

AUTHORIZED REPRESENTATIVE:

255 INVESTORS MM, LLC.
a Florida limited liability company

By: 

MINDY MCILROY

Authorized Representative

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FALL APPELLATE COURT