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**FLORIDA LIMITED LIABILITY CO.
305 Beach Drive Development Group, LLC**

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**ARTICLES OF ORGANIZATION
OF
305 BEACH DRIVE DEVELOPMENT GROUP, LLC**

The undersigned, Michael McNeil, a natural person competent to contract and an authorized representative of 305 Beach Drive Development Group, LLC, hereby presents these Articles of Organization as the Articles of Organization of 305 Beach Drive Development Group, LLC, a limited liability company formed under the provisions of Chapter 605, *Florida Statutes*.

ARTICLE I – NAME

The name of the limited liability company is 305 Beach Drive Development Group, LLC. This limited liability company is referred to in these Articles of Organization as the “Company.”

ARTICLE II – PRINCIPAL OFFICE ADDRESS

The street and mailing address of the Company’s initial principal office is 90 Seascapes Drive, Suite 102, Miramar Beach, Florida 32550.

ARTICLE III – PURPOSE AND POWERS

The Company is organized for any legal and lawful purpose for which a limited liability company may be organized and shall have all powers and rights which a limited liability company may exercise pursuant to Chapter 605, *Florida Statutes*.

ARTICLE IV – COMMENCEMENT AND TERM OF EXISTENCE

The date for commencement of the Company’s existence shall be the date these Articles of Organization are filed with the Florida Department of State. The Company shall have a perpetual existence unless the Company is terminated as provided in its Operating Agreement.

ARTICLE V – REGISTERED OFFICE AND AGENT

The initial registered office of the Company is 90 Seascapes Drive, Suite 102, Miramar Beach, Florida 32550 and the name of the initial registered agent at that address is Michael McNeil.

ARTICLE VI – MANAGEMENT

The Company shall be managed by a manager in accordance with the terms of the Operating Agreement for the Company. The name and address of the initial manager of the Company is as follows:

Southern American Construction, LLC
90 Seascapes Drive, Suite 102
Miramar Beach, Florida 32550

IN WITNESS WHEREOF, the undersigned authorized representative of the Company has executed these Articles of Organization on the date set forth below.

AUTHORIZED REPRESENTATIVE

DocuSigned by:
Michael McNeil
CCF97281C5A6472
MICHAEL MCNEIL

Date: 7/22/2023

REGISTERED AGENT ACCEPTANCE

I do hereby accept the foregoing designation as registered agent of 305 Beach Drive Development Group, LLC. I am familiar with and accept the duties and obligations of such designation.

DocuSigned by:
Michael McNeil
CCF97281C5A6472
MICHAEL MCNEIL

Date: 7/22/2023

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