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FLORIDA LIMITED LIABILITY CO.

Rufus Florida Two LLC

Certificate of Status	0
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SECRETARY OF STATE
TALLAHASSEE, FL

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**ARTICLES OF ORGANIZATION
OF
RUFUS FLORIDA TWO LLC
(a Florida limited liability company)**

The undersigned, in forming a Florida limited liability company under the Florida Revised Limited Liability Company Act (Chapter 605 of the Florida Statutes, § 605.0101 *et seq.*; the "Florida Act"), hereby adopts the following Articles of Organization:

1. **Name.** The name of the limited liability company shall be RUFUS FLORIDA TWO LLC (the "Company").

2. **Principal Office.** The street and mailing address of the Company's principal office in the State of Florida are as follows:

770 South Dixie Highway, Suite 113
Coral Gables, FL 33146

3. **Registered Address and Agent.** The address of the Company's registered office, and the name of the Company's registered agent at such office, in the State of Florida are as follows:

770 South Dixie Highway, Suite 113
Coral Gables, FL 33146
David Hernandez, C.P.A., P.A., Registered Agent

4. **Management.** The Company shall be managed by one or more managers as a manager-managed limited liability company under the Florida Act; provided, however, that through an amendment to these Articles of Organization (the "Articles"), or through the Company's operating agreement as may be in effect from time to time (the "Operating Agreement"), the Members of the Company may elect for the Company to be managed by one or more members of the Company.

5. **Initial Manager.** As of the date of execution hereof, Beatriz Veronica Yañez de Adell is the sole manager of the Company.

6. **Limited Liability Company Interests.** As of the date of execution hereof, the authorized equity capital and limited liability company interests of the Company shall consist of a single class of limited liability company interests, which shall accord and entail such relative rights, powers, entitlements, preferences, privileges, and duties as provided in the Florida Act and the Operating Agreement. Through an amendment to these Articles, or pursuant to the Company's Operating Agreement, the members and/or manager(s) of the Company, as applicable under the Operating Agreement, may provide for the future creation of new or additional classes and/or series of limited liability company interests, with the same to have and entail such relative rights, powers, entitlements, preferences, privileges, and duties as the members and/or manager(s) of the Company may determine, including, without limitation, rights, powers, entitlements, preferences, and privileges senior to the initial class or then-existing classes of limited liability company interests.

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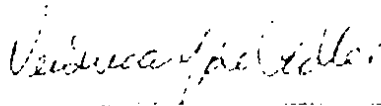
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7. **Duration.** The Company shall not have a specific effective date of dissolution, and its existence shall be perpetual in accordance with the terms and conditions of the Company's Operating Agreement.

8. **Effectiveness.** These Articles shall be effective as of the date registered by the Florida Department of State, Division of Corporations.

IN WITNESS WHEREOF, the undersigned has duly executed these Articles on this 27th day of July, 2023, and acknowledges that, in accordance with Section 605.0203(1)(b) of the Florida Act, the execution of this document constitutes an affirmation under penalties of perjury that the facts stated herein are true, and that any false information submitted in a document to the Florida Department of State constitutes a third-degree felony as provided for in Section §17.155 of the Florida Statutes.

By:

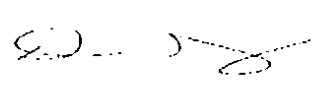

 Beatriz Veronica Yañez de Adler
 Authorized Signatory

ACCEPTANCE BY REGISTERED AGENT

Having been named as registered agent to accept service of process for the above-stated limited liability company at the place designated in these Articles of Organization, 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 as provided for in Chapter 605 of the Florida Statutes.

David Hernandez, C.P.A., P.A.

By:


 Name: David Hernandez
 Title: President

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