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FLORIDA LIMITED LIABILITY CO.
Twelve Twenty Realty, LLC

Certificate of Status	0
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Page Count	05
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**ARTICLES OF ORGANIZATION
OF
TWELVE TWENTY REALTY, LLC**

Pursuant to §605.0201 of the Florida Revised Limited Liability Company Act, Florida Statutes, as amended from time to time (the "Act"), the following are adopted as the Articles of Organization of the limited liability company organized hereby:

**ARTICLE I
NAME**

The name of the limited liability company is Twelve Twenty Realty, LLC (the "Company").

**ARTICLE II
EFFECTIVE DATE AND DURATION**

The effective date upon which the Company shall come into existence shall be the date these Articles of Organization are filed with the Secretary of State. Unless earlier terminated pursuant to the Act or the Operating Agreement (as defined in §605.0105 of the Act) of the Company, the period of its duration shall be perpetual.

**ARTICLE III
ADDRESS**

The mailing and street address of the principal office of the Company shall be 5150 Palm Valley Rd., Suite 200, Ponte Vedra Beach, Florida 32082.

**ARTICLE IV
REGISTERED AGENT AND OFFICE**

The initial registered office of the Company shall be 5150 Palm Valley Rd., Suite 200, Ponte Vedra Beach, Florida 32082, and its initial registered agent at such office shall be Stephen Izzo.

**ARTICLE V
MANAGEMENT OF THE COMPANY**

The Company will be managed by one or more managers in accordance with and subject to the requirements of the Act and the Operating Agreement of the Company. The names and street addresses of the managers of the Company are:

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Name

Address

Stephen Izzo

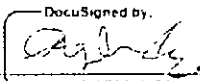
172 Cape Hatteras Dr., Ponte Vedra, Florida
32081

Matthew Izzo

34 High Ridge Pt., Ponte Vedra, Florida 32081

IN WITNESS WHEREOF, the undersigned Authorized Representative of the Company has executed these Articles of Organization on behalf of the Company in accordance with §605.0201 of the Act.

Dated: August 24, 2023.

By: 
E:79C340F67F34B3
Stephen Izzo, Manager

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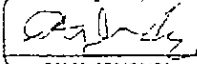
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**CERTIFICATE DESIGNATING REGISTERED OFFICE
AND
REGISTERED AGENT FOR THE SERVICE OF PROCESS
WITHIN FLORIDA**

In compliance with Chapter 605 of the Florida Revised Limited Liability Company Act, Florida Statutes, as amended from time to time (the "Act"), the following is submitted:

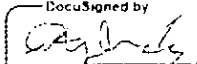
Twelve Twenty Realty, LLC, desiring to organize or qualify under the laws of the State of Florida as a limited liability company pursuant to the Act, hereby designates Stephen Izzo as registered agent to accept service of process within the State of Florida, and the address of registered office shall be 5150 Palm Valley Rd., Suite 200, Ponte Vedra Beach, Florida 32082.

Dated: August 24, 2023.

DocuSigned by:
By: 
E79C340E67F34B3
Stephen Izzo, Manager

Having been named as registered agent to accept service of process for the above stated limited liability company, at the place designated in this certificate, I hereby agree to 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.

Dated: August 24, 2023.

DocuSigned by:
By: 
E79C340E67F34B3
Stephen Izzo, Registered Agent

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