

**Electronic Articles of Organization
For
Florida Limited Liability Company**

**L24000262335
FILED 8:00 AM
June 10, 2024
Sec. Of State
rwhite**

Article I

The name of the Limited Liability Company is:
FL PORTFOLIO PROPERTIES, LLC

Article II

The street address of the principal office of the Limited Liability Company is:
104 PARKVILLE AVENUE
BROOKLYN, NY. 11230

The mailing address of the Limited Liability Company is:
1424 BAY RIDGE AVENUE
BROOKLYN, NY. 11219

Article III

The name and Florida street address of the registered agent is:
MICHAEL TORNHEIM
2505 RIVERLANE TER
FORT LAUDERDALE, FL. 33312

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

Registered Agent Signature: MICHAEL TORNHEIM

Article IV

The name and address of person(s) authorized to manage LLC:

Title: MGR
MICHAEL TORNHEIM
104 PARKVILLE AVENUE
BROOKLYN, NY. 11230

Title: MGR
NATHANIEL TURBINER
104 PARKVILLE AVENUE
BROOKLYN, NY. 11230

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Article V

The effective date for this Limited Liability Company shall be:

06/08/2024

Signature of member or an authorized representative

Electronic Signature: MICHAEL TORNHEIM

I am the member or authorized representative submitting these Articles of Organization and affirm that the facts stated herein are true. I am aware that false information submitted in a document to the Department of State constitutes a third degree felony as provided for in s.817.155, F.S. I understand the requirement to file an annual report between January 1st and May 1st in the calendar year following formation of the LLC and every year thereafter to maintain "active" status.