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## FLORIDA LIMITED LIABILITY CO.

6800 Nebraska Tampa LLC

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**ARTICLES OF ORGANIZATION  
FOR  
6800 NEBRASKA TAMPA LLC  
(A Florida Limited Liability Company)**

*The undersigned, for the purpose of forming a limited liability company under the laws of the State of Florida, pursuant to the Florida Revised Limited Liability Company Act (the "Act"), hereby adopts the following Articles of Organization:*

**ARTICLE 1  
NAME**

The name of the Limited Liability Company is 6800 Nebraska Tampa LLC (the "Company").

**ARTICLE 2  
DURATION**

The Company shall exist on the date of filing of these Articles with the Secretary of State of the State of Florida. The duration of the Company shall be perpetual.

**ARTICLE 3  
NATURE OF BUSINESS**

The Company is organized for the purpose of transacting any and all lawful business permitted under the Act.

**ARTICLE 4  
ADDRESS**

The initial principal office address and mailing address of the Company is 2001 Port Ramsgate Place, Newport Beach, California 92660.

**ARTICLE 5  
INITIAL REGISTERED AGENT AND REGISTERED OFFICE**

The street address of the initial registered office of the Company is 777 S Flagler Drive, Suite 500E, West Palm Beach, Florida 33401, and the name of the initial registered agent of the Company at that address is GY Corporate Services, Inc.

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**ARTICLE 6  
MANAGEMENT**

The Company will be manager-managed as provided in the Operating Agreement. The names and addresses of the initial managers of the Company are:

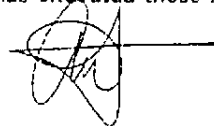
Bert's Properties California LLC  
2001 Port Ramsgate Place  
Newport Beach, California 92660

James Raymer  
3308 W. Warner Avenue  
Santa Ana, California 92704

**ARTICLE 7  
EFFECTIVE DATE**

The effective date is the date of filing of these Articles of Organization with the Florida Department of State.

IN WITNESS WHEREOF the undersigned has executed these Articles this 29 day of August, 2024.



\_\_\_\_\_  
Anne Ferreira,  
Authorized Representative

*(In accordance with section 605.0203 (1) (b), Florida Statutes, the execution of this document constitutes an affirmation under the penalties of perjury that the facts stated herein are true. I am aware that any 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.)*

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**ACCEPTANCE BY REGISTERED AGENT**

Having been named as registered agent and to accept the service of process for the above-stated limited liability company at the place designated in these Articles, GY Corporate Services, Inc. hereby accepts the appointment as registered agent and agrees to act in this capacity. GY Corporate Services, Inc. further agrees to comply with the provisions of all statutes relating to the proper and complete performance of its duties, and is familiar with and accepts the obligations of its position as registered agent as provided for in Chapter 605, F.S.

GY CORPORATE SERVICES, INC.

/s/ Melanie B. Stocks

By: \_\_\_\_\_  
Melanie B. Stocks, Asst. SecretaryDated: August 29, 2024

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