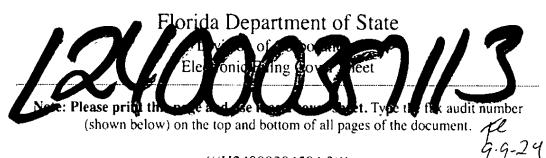
Division of Corporations



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To:

Division of Corporations

Fax Number : (850)617-6381

From:

Account Name : COMPUTERSHARE Account Number : 110432003053 Phone : (561)694-8107 Fax Number : (561)214-8442

Enter the email address for this business entity to be used for future annual report mailings. Enter only one email address please.

Email	Address:			
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FLORIDA LIMITED LIABILITY CO.

Gallery at Wagner Creek, LLC

Certificate of Status	1
Certified Copy	0
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Estimated Charge	\$130.00

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Help

ARTICLES OF ORGANIZATION OF

Gallery at Wagner Creek, LLC a Florida limited liability company

ARTICLE I - Name:

The name of the Limited Liability Company is:

Gallery at Wagner Creek, LLC

ARTICLE II - Address:

The mailing address and street address of the principal office of the Limited Liability Company is:

2850 Tigertail Avenue, Suite 800 Miami, FL 33133

ARTICLE III - Registered Agent, Registered Office, & Registered Agent's Signature:

The name and the Florida street address of the registered agent are:

Corporate Creations Network Inc. 801 US Highway 1 North Palm Beach, FL 33408

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 as provided for in Chapter 605, F.S..

Corporate Creations Network Inc. By: Kevin Duteau, Special Secretary

ARTICLE IV - Management:

The name and address of each person authorized to manage and control the Limited Liability Company:

Title: Name and Address:

Manager Gallery at Wagner Creek Manager, LLC

2850 Tigertail Avenue, Suite 800, Miami, FL 33133

Officers:

President Jon Paul Perez

2850 Tigertail Avenue, Suite 800, Miami, FL 33133

Vice President Matthew J. Allen

2850 Tigertail Avenue, Suite 800, Miami, FL 33133

Vice President Alberto Milo, Jr.

2850 Tigertail Avenue, Suite 800, Miami, FL 33133

Vice President Ben Gerber

2850 Tigertail Avenue, Suite 800, Miami, FL 33133

Vice President/Treasurer/ To

Tony Del Pozzo

Secretary

2850 Tigertail Avenue, Suite 800, Miami, FL 33133

ARTICLE V - Existence:

The Limited Liability Company's existence shall be effective September 6th, 2024;

The undersigned authorized representative of a member executed these Articles Organization on September 6th, 2024.

Computershare Governance Services, Inc.

d/b/a Corporate Creations

By: Kevin Duteau, Special Secretary