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From:

Account Name : JOHNSON, POPE, BOKOR, RUPPEL & BURNS, LLP.  
Account Number : 076666002140  
Phone : (727)461-1818 OR (813)501-3574 JOE RUGG  
Fax Number : (727)441-8617

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FLORIDA LIMITED LIABILITY CO.  
PTP REAL ESTATE ENTERPRISES, LLC

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ARTICLES OF ORGANIZATION  
OF  
PTP REAL ESTATE ENTERPRISES, LLC

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ARTICLE I  
NAME; ADDRESS AND PLACE OF BUSINESS

The name of the Company shall be: PTP REAL ESTATE ENTERPRISES, LLC

The address of the principal office and the mailing address of this Company shall be 2441 DELPHI CIRCLE, WINTER HAVEN, FLORIDA 33812

ARTICLE II  
EFFECTIVE DATE AND DURATION; POWERS

These Articles of Organization shall be effective upon filing, and the Company shall thereafter have perpetual duration.

The Company is formed for the purpose of conducting and undertaking, and shall have the power to conduct and undertake, any and all activities and actions authorized under the Florida Revised Limited Liability Company Act, Chapter 605, *Florida Statutes* (the "Act").

ARTICLE III  
MEMBER MANAGED COMPANY AND OPERATING AGREEMENT

All powers of the Company shall be exercised by or under the authority of its Members as provided in the operating agreement of the Company (the "Operating Agreement"). The Operating Agreement shall provide for the regulation, management, and other affairs of the Company and shall not be in conflict with these Articles of Organization or with the Act or other applicable laws. The Operating Agreement may be amended or terminated only in the manner now or hereafter prescribed therein. The Members of the Company and their addresses are:

Larry R. Padgett Jr., M.D.

2441 Delphi Circle  
Lakeland, Florida 33812

Evelyn Padgett

2441 Delphi Circle  
Lakeland, Florida 33812

Richard D. Todd, P.T.

295 - 1st Street, South, Suite 2  
Winter-Haven, Florida 33880

Any Member may sign and enter into contracts, open bank accounts, and take other action on behalf of the Company, and third parties may rely on such person's signature without need for further investigation.

ARTICLE IV  
REGISTERED OFFICE AND REGISTERED AGENT

The street address of the Company's initial registered office in Florida is 400 NORTH ASHLEY DRIVE, SUITE 3100, TAMPA, FLORIDA 33602, and the name of its initial registered agent is JOSEPH

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**RUGG.** The Company may change its registered office or its registered agent or both by filing with the Department of State of the State of Florida a statement complying with Section 605.0113, Florida Statutes.

**ARTICLE V  
RIGHT TO CONTINUE BUSINESS**

Upon the death, retirement, resignation, expulsion, bankruptcy, or dissolution of a Member, or the occurrence of any other event which terminates the continued membership of a Member in the Company, the business of the Company shall not cease, and the Company shall not be dissolved except by the unanimous consent of the remaining Members or as otherwise provided in the Operating Agreement.

**ARTICLE V  
ACKNOWLEDGMENT**

The Members of the Company, through its undersigned authorized representative, does hereby certify that the foregoing constitutes the Articles of Organization of PTP Real Estate Enterprises, LLC. These Articles of Organization may be amended from time to time by consent of the Members holding a majority of the voting interests of the Company, or otherwise in the manner now or hereafter prescribed in the Operating Agreement.

**IN WITNESS WHEREOF**, the undersigned authorized representative has executed these Articles of Organization effective the 25<sup>th</sup> day of October, 2024.



Joseph Rugg  
Authorized Representative

**ACCEPTANCE BY REGISTERED AGENT**

Having been appointed the registered agent of PTP Real Estate Enterprises, LLC, the undersigned accepts such an appointment, agrees to act in such capacity and is familiar with and accepts the obligations set forth in Section 605.0113, Florida Statutes.

**EXECUTED** effective the 25th day of October, 2024.



Joseph Rugg

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