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FLORIDA LIMITED LIABILITY CO.

2444 Deer Park Boulevard, LLC

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**ARTICLES OF ORGANIZATION
OF
2444 DEER PARK BOULEVARD, LLC**

Pursuant to Section 605 of the Florida Revised Limited Liability Act of the Florida Statutes (the "Act"), the undersigned organizer of 2444 DEER PARK BOULEVARD, LLC, hereby adopts the following Articles of Organization:

ARTICLE I - NAME

The name of the Company is 2444 DEER PARK BOULEVARD, LLC (the "Company").

ARTICLE II - ADDRESS

The principal place of business and mailing address is 4014 Dana Shores Drive, Tampa, Florida 33634-7467.

ARTICLE III - INITIAL REGISTERED AGENT AND ADDRESS

The name and street address of the initial registered agent is Gregory J. Lesak, Jr., Esquire, d/b/a Lesak Legal, 8280 Princeton Square Boulevard W, Suite 1, Jacksonville, Florida 32256.

ARTICLE IV - MANAGEMENT

The Company shall be manager managed and the name and address of the initial manager of the Company is as follows:

1 CB Holding, LLC
4014 Dana Shores Drive
Tampa, Florida 33634-7467

ARTICLE V - PURPOSE

The purpose of the Company shall be the ownership of real property and all other legal purposes.

IN WITNESS WHEREOF, the undersigned organizer has executed the foregoing Articles of Organization as of the 31st day of October 2024.

1 CB Holding, LLC,
a Florida limited liability company,
Authorized Representative

By: 
Chester Blackmon, Manager

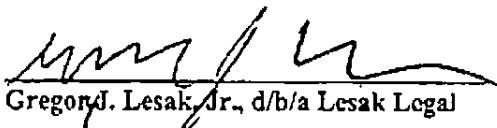
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**ACCEPTANCE OF DESIGNATION
AS REGISTERED AGENT**

Having been named as registered agent and to accept service of process for **2444 DEER PARK BOULEVARD, LLC**, at the place designated in the Articles of Organization, the undersigned hereby accepts the appointment as registered agent and agrees to act in this capacity. The undersigned further agrees to comply with the provisions of all statutes relating to the proper and complete performance of his duties, and is familiar with and accepts the obligations of the position of registered agent as provided for in Chapter 605, F.S.


Gregory J. Lesak, Jr., d/b/a Lesak Legal

DATE: October 31, 2024

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