

M24000009494

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

☐

PICK-UP

☐

WAIT

☐

MAIL

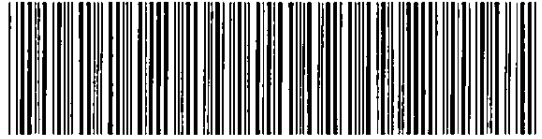
(Business Entity Name)

(Document Number)

Certified Copies _____ Certificates of Status _____

Special Instructions to Filing Officer:

Office Use Only



900433146259

07/18/24--01005--017 **125.00

RECEIVED

2024 JUL 24 PM 3:05

CLERK OF SUPERIOR COURT
141 E. LAKE STREET, FLORENCE, AL 36833

APPROVED
AND
FILED

2024 JUL 24 AM 11:21

CLERK OF SUPERIOR COURT
141 E. LAKE STREET, FLORENCE, AL 36833

JUL 25 2024

K. Brumbley

**CORPORATE
ACCESS,
INC.**

When you need ACCESS to the world

236 East 6th Avenue, Tallahassee, Florida 32303
P.O. Box 37066 (32315-7066) (850) 222-2666 or (800) 969-1666. Fax (850) 222-1666

WALK IN

PICK UP: BROOK 7/24

CERTIFIED COPY _____

XX PHOTOCOPY _____

GS _____

XX FILING FOREIGN LLC _____

1. PINE24 OCEANSIDE SB LLC
(CORPORATE NAME AND DOCUMENT #)

2. _____
(CORPORATE NAME AND DOCUMENT #)

3. _____
(CORPORATE NAME AND DOCUMENT #)

4. _____
(CORPORATE NAME AND DOCUMENT #)

5. _____
(CORPORATE NAME AND DOCUMENT #)

6. _____
(CORPORATE NAME AND DOCUMENT #)

SPECIAL INSTRUCTIONS:

APPLICATION BY FOREIGN LIMITED LIABILITY COMPANY FOR AUTHORIZATION TO TRANSACT BUSINESS
IN FLORIDA

IN COMPLIANCE WITH SECTION 605.0902, FLORIDA STATUTES, THE FOLLOWING IS SUBMITTED TO REGISTER A FOREIGN LIMITED LIABILITY
COMPANY TO TRANSACT BUSINESS IN THE STATE OF FLORIDA:

1. PINE24 Oceanside SB LLC
(Name of Foreign Limited Liability Company, must include "Limited Liability Company," "L.L.C.," or "LLC.")

(If name unavailable, enter alternate name adopted for the purpose of transacting business in Florida. The alternate name must include "Limited Liability Company," "L.L.C.," or "LLC.")

2. Delaware
(Jurisdiction under the law of which foreign limited liability company is organized)

3. (FEI number, if applicable)

4. (Date first transacted business in Florida, if prior to registration)
(See sections 605.0904 & 605.0905, F.S. to determine penalty liability)

5. 1140 N. Williamson Blvd, Suite 140
(Street Address of Principal Office)

6. 1140 N. Williamson Blvd, Suite 140
(Mailing Address)

Daytona Beach, FL 32114

Daytona Beach, FL 32114

7. Name and street address of Florida registered agent: (P.O. Box NOT acceptable)

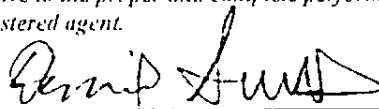
Name: Daniel E. Smith

Office Address: 1140 N. Williamson Blvd, Suite 140

Daytona Beach, FL 32114
(City) Florida (Zip code)

Registered agent's acceptance:

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 application, 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 relative 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's signature)

APPROVED
AND
FILED
2024 JUL 24 AM 11:21
CLERK OF CIRCUIT COURT
JACKSONVILLE, FLORIDA

8. For initial indexing purposes, list names, title or capacity and addresses of the primary members/managers or persons authorized to manage [up to six (6) total]:

Title or Capacity: **Name and Address:**

☐ Manager Name: Steven R. Greathouse

☐ Member Address: 1140 N. Williamson Blvd, Suite 140

☐ Authorized Daytona Beach, FL 32114

Person _____

☒ Other SVP-Chief Investment Officer
of CTO Realty Growth, Inc. ☐ Other _____

Title or Capacity: **Name and Address:**

☐ Manager Name: Alpine Income Property GP, LLC

☒ Member Address: 1140 N Williamson Blvd., Suite 140

☐ Authorized Daytona Beach, Florida 32114

Person _____

☐ Other _____ ☐ Other _____

☐ Manager Name: Daniel E. Smith

☐ Member Address: 1140 N. Williamson Blvd, Suite 140

☐ Authorized Daytona Beach, FL 32114

Person _____

☒ Other SVP, General Counsel and
Corporate Secretary
of CTO Realty Growth, Inc ☐ Other _____

☐ Manager Name: Alpine Income Property Trust, Inc.

☒ Member Address: 1140 N Williamson Blvd., Suite 140

☐ Authorized Daytona Beach, Florida 32114

Person _____

☐ Other _____ ☐ Other _____

☐ Manager Name: Alpine Income Property OP, LP

☒ Member Address: 1140 N. Williamson Blvd, Suite 140

☐ Authorized Daytona Beach, FL 32114

Person _____

☐ Other _____ ☐ Other _____

☐ Manager Name: _____

☐ Member Address: _____

☐ Authorized _____

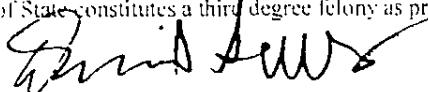
Person _____

☐ Other _____ ☐ Other _____

Important Notice: Use an attachment to report more than six (6). The attachment will be imaged for reporting purposes only. Non-indexed individuals may be added to the index when filing your Florida Department of State Annual Report form.

9. Attached is a certificate of existence, no more than 90 days old, duly authenticated by the official having custody of records in the jurisdiction under the law of which it is organized. (If the certificate is in a foreign language, a translation of the certificate under oath of the translator must be submitted)

10. This document is executed in accordance with section 605.0203 (1) (b), Florida Statutes. 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.



Signature of an authorized person

Daniel E. Smith, SVP, General Counsel and
Corporate Secretary of Alpine Income Property Trust, Inc.

Typed or printed name of signer

Delaware

The First State

Page 1

I, JEFFREY W. BULLOCK, SECRETARY OF STATE OF THE STATE OF DELAWARE, DO HEREBY CERTIFY "PINE24 OCEANSIDE SB LLC" IS DULY FORMED UNDER THE LAWS OF THE STATE OF DELAWARE AND IS IN GOOD STANDING AND HAS A LEGAL EXISTENCE SO FAR AS THE RECORDS OF THIS OFFICE SHOW, AS OF THE TWENTY-THIRD DAY OF JULY, A.D. 2024.

AND I DO HEREBY FURTHER CERTIFY THAT THE SAID "PINE24 OCEANSIDE SB LLC" WAS FORMED ON THE TWENTY-SECOND DAY OF JULY, A.D. 2024.

AND I DO HEREBY FURTHER CERTIFY THAT THE ANNUAL TAXES HAVE BEEN ASSESSED TO DATE.




Jeffrey W. Bullock, Secretary of State

4360578 8300

SR# 20243217012

You may verify this certificate online at corp.delaware.gov/authver.shtml

Authentication: 203995116

Date: 07-23-24