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FAX NO.

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Division of Corporations

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Florida Department of State
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**FLORIDA PROFIT/NON PROFIT CORPORATION
MAGNOLIA CAPITAL PARTNERS, INC.**

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INFORMATION SERVICES

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**ARTICLES OF INCORPORATION
OF
MAGNOLIA CAPITAL PARTNERS, INC.**

ARTICLE I - NAME

The name of this corporation is MAGNOLIA CAPITAL PARTNERS, INC. (the "Corporation").

ARTICLE II - PRINCIPAL OFFICE AND MAILING ADDRESS

The principal office and mailing address of the Corporation is:

9643 Roberts Dr.
Atlanta, GA 30350

ARTICLE III - PURPOSE

The Corporation is organized for the purpose of transacting any or all lawful business.

ARTICLE IV - CAPITAL STOCK

The aggregate number of shares which the Corporation shall have authority to issue is One Thousand (1,000) shares of common stock, each share having a par value of \$0.01.

ARTICLE V - INITIAL REGISTERED OFFICE AND AGENT

The name and address of the initial registered agent of the Corporation are:

NRAI Services, Inc.
1200 South Pine Island Road
Plantation, Florida 33324

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ARTICLE VI - INITIAL OFFICERS AND DIRECTORS

The name and address of the initial officer and director are:

Donald Huffner, Jr.
Director, President, Secretary and Treasurer
9643 Roberts Dr.
Atlanta, GA 30350

ARTICLE VII -- COMMENCEMENT

The Corporation shall commence on the date on which these Articles of Incorporation are filed with the Department of State of Florida.

ARTICLE VIII -- INCORPORATOR

The name and address of the person signing these Articles of Incorporation as incorporator are:

Martin J. Genauer
c/o Berger Singerman LLP
1450 Brickell Avenue, Suite 1900
Miami, Florida 33131

ARTICLE IX - BY-LAWS

The Board of Directors shall have the power to alter, amend or repeal the By-laws of the Corporation.

ARTICLE X - INDEMNIFICATION

The Corporation shall indemnify any officer, director or incorporator, or any former officer, director or incorporator, of the Corporation to the fullest extent permitted by law.

IN WITNESS WHEREOF, the undersigned has executed these Articles of Incorporation as of this 7th day of November, 2017.



Martin J. Genauer, Incorporator

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**ACCEPTANCE OF APPOINTMENT
AS REGISTERED AGENT**

The undersigned, who has been designated in the foregoing Articles of Incorporation of as registered agent for MAGNOLIA CAPITAL PARTNERS, INC. agrees that (i) it accepts such appointment as registered agent and will accept service of process for and on behalf of said corporation, and (ii) it is familiar with and will comply with any and all laws relating to the complete and proper performance of the duties and obligations of a registered agent of a Florida corporation.

Dated: as of this 7th day of November, 2017.

NRAI SERVICES, INC.

By: 

Name: James H. Tanks III

Title: Assistant Secretary