

**Electronic Articles of Incorporation
For**

P23000036439
FILED
May 08, 2023
Sec. Of State
dlokeefe

EPSTEIN-BONCHER INC.

The undersigned incorporator, for the purpose of forming a Florida profit corporation, hereby adopts the following Articles of Incorporation:

Article I

The name of the corporation is:
EPSTEIN-BONCHER INC.

Article II

The principal place of business address:
2001 NW 25TH STREET
BOCA RATON, FL. UN 33431

The mailing address of the corporation is:
2001 NW 25TH STREET
BOCA RATON, FL. UN 33431

Article III

The purpose for which this corporation is organized is:
JOINT VENTURE BETWEEN 3 NORTH MAIN LLC AND HEIDI BONCHER LLC.

Article IV

The number of shares the corporation is authorized to issue is:
4

Article V

The name and Florida street address of the registered agent is:
JOEL WHITE
2001 NW 25TH STREET
BOCA RATON, FL. 33431

I certify that I am familiar with and accept the responsibilities of registered agent.

Registered Agent Signature: JOEL WHITE

Article VI

The name and address of the incorporator is:

JOEL S WHITE
2001 NW 25TH STREET

BOCA RATON

Electronic Signature of Incorporator: JOEL WHITE

I am the incorporator submitting these Articles of Incorporation and affirm that the facts stated herein are true. I am aware that 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. I understand the requirement to file an annual report between January 1st and May 1st in the calendar year following formation of this corporation and every year thereafter to maintain "active" status.

Article VII

The initial officer(s) and/or director(s) of the corporation is/are:

Title: MR.
JOEL S WHITE
2001 NW 25TH STREET
BOCA RATON, FL. 33431 UN

Title: MS.
HEIDI BONCHER
2001 NW 25TH STREET
BOCA RATON, FL. 33431 UN

Title: MS.
LYNN EPSTEIN
3140 SO OCEAN BLVD ; #307
PALM BEACH, FL. 33480

Title: MR.
STUART EPSTEIN
3140 SO OCEAN BLVD.; #307
PALM BEACH, FL. 33480

Article VIII

The effective date for this corporation shall be:

05/05/2023