

**Electronic Articles of Organization
For
Florida Limited Liability Company**

**L25000064935
FILED 8:00 AM
February 06, 2025
Sec. Of State
jafason**

Article I

The name of the Limited Liability Company is:

G & D NEXTGEN PROPERTIES, LLC

Article II

The street address of the principal office of the Limited Liability Company is:

14231 SOUTH DIXIE HIGHWAY
PALMETTO BAY, FL. 33176

The mailing address of the Limited Liability Company is:

PO BOX 560189
MIAMI, FL. 33256

Article III

The name and Florida street address of the registered agent is:

RYAN KAPLAN
14231 SOUTH DIXIE HIGHWAY
MIAMI, FL. 33176

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 certificate, 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 relating 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 Signature: RYAN KAPLAN

Article IV

The name and address of person(s) authorized to manage LLC:

Title: MGR
RYAN KAPLAN
16735 SW 87 CT
MIAMI, FL. 33157 UN

Title: MGR
HEATHER SCHWARTZ
3544 WEST TORREYS PEAK DRIVE
SUPERIOR, CO. 80027

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Article V

The effective date for this Limited Liability Company shall be:

02/02/2025

Signature of member or an authorized representative

Electronic Signature: RYAN KAPLAN

I am the member or authorized representative submitting these Articles of Organization 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 the LLC and every year thereafter to maintain "active" status.