

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

L25000089301  
FILED 8:00 AM  
February 21, 2025  
Sec. Of State  
mhhitchcock

**Article I**

The name of the Limited Liability Company is:  
1445 FF HOLDING LLC

**Article II**

The street address of the principal office of the Limited Liability Company is:  
3226 NW 41ST STREET  
LAUDERDALE LAKES, FL. US 33309

The mailing address of the Limited Liability Company is:  
3226 NW 41ST STREET  
LAUDERDALE LAKES, FL. US 33309

**Article III**

The name and Florida street address of the registered agent is:  
FLAVIO GARCIA ZEPF  
3226 NW 41ST STREET  
LAUDERDALE LAKES, FL. 33309

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: FLAVIO GARCIA ZEPF

## Article IV

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

Title: MGR  
FLAVIO GARCIA ZEPF  
3226 NW 41ST STREET  
LAUDERDALE LAKES, FL. 33309 US

Title: MGR  
MICHAEL F SANTOS  
3226 NW 41ST STREET  
LAUDERDALE LAKES, FL. 33309 US

Signature of member or an authorized representative

Electronic Signature: FLAVIO GARCIA ZEPF

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.

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