

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

L25000305142  
FILED 8:00 AM  
July 01, 2025  
Sec. Of State  
fjeggleston

**Article I**

The name of the Limited Liability Company is:

THE AVENUE APT 306 LLC

**Article II**

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

201 ALHAMBRA CIR  
STE. 1050  
CORAL GABLES, FL. US 33134

The mailing address of the Limited Liability Company is:

201 ALHAMBRA CIR  
STE. 1050  
CORAL GABLES, FL. US 33134

**Article III**

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

ANDRES HERNANDEZ  
201 ALHAMBRA CIR  
STE. 1050  
CORAL GABLES, FL. 33134

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: ANDRES HERNANDEZ, ESQ.

## **Article IV**

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

Title: MGR  
MARIA ISABEL PAIZ ANDRADE  
201 ALHAMBRA CIR, STE. 1050  
CORAL GABLES, FL. 33134 US

Title: MGR  
JOSE JUAN SERRA PAIZ  
201 ALHAMBRA CIR, STE. 1050  
CORAL GABLES, FL. 33134 US

Title: MGR  
MONICA MARIA SERRA PAIZ  
201 ALHAMBRA CIR, STE. 1050  
CORAL GABLES, FL. 33134 US

Title: MGR  
JUAN FERNANDO SERRA PAIZ  
201 ALHAMBRA CIR, STE. 1050  
CORAL GABLES, FL. 33134 US

Title: MGR  
ISABEL C SERRA PAIZ  
201 ALHAMBRA CIR, STE. 1050  
CORAL GABLES, FL. 33134 US

## **Article V**

The effective date for this Limited Liability Company shall be:

06/27/2025

Signature of member or an authorized representative

Electronic Signature: ANDRES HERNANDEZ, ESQ

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.

**L25000305142**  
**FILED 8:00 AM**  
**July 01, 2025**  
**Sec. Of State**  
fjeggleston