

P24000019845

Florida Department of State
Division of Corporations
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To: Division of Corporations
Fax Number : (850)617-6381

From: Account Name : RASI
Account Number : I20220000023
Phone : (800)221-2972
Fax Number : (917)243-5843

Enter the email address for this business entity to be used for future annual report mailings. Enter only one email address please.

Email Address: _____

FLORIDA PROFIT/NON PROFIT CORPORATION
IJ PROPERTY DEVELOPMENT INC.

Certificate of Status	0
Certified Copy	0
Page Count	02
Estimated Charge	\$70.00

2024 MAR 20 PM 2:36

SECRETARY OF STATE
TALLAHASSEE, FL

2024 MAR 20 PM 1:27

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T. MATTHEWS

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SECRETARY OF STATE
TALLAHASSEE, FL

ARTICLES OF INCORPORATION
In compliance with Chapter 607 and/or Chapter 621, F.S. (Profit)

ARTICLE I NAME

The name of the corporation shall be: IJ PROPERTY DEVELOPMENT INC.

ARTICLE II PRINCIPAL OFFICE

Principal street address

Mailing address, if different is:

1803 Eleuthera Pl. #D4

Coconut Creek, FL 33066

ARTICLE III PURPOSE

The purpose for which the corporation is organized is: Real Estate

ARTICLE IV SHARES

The number of shares of stock is: 200

ARTICLE V INITIAL OFFICERS AND/OR DIRECTORS

Name and Title: JASON OSHINS Name and Title: _____

Address: 1803 Eleuthera Pl. #D4 Address: _____
Coconut Creek, FL 33066

Name and Title: _____ Name and Title: _____

Address: _____ Address: _____

Name and Title: _____ Name and Title: _____

Address: _____ Address: _____

Name and Title: _____ Name and Title: _____
 Address: _____ Address: _____

ARTICLE VI REGISTERED AGENT

The name and Florida street address (P.O. Box NOT acceptable) of the registered agent is:

Name: JASON OSHINS
 Name: 1803 Eleuthera Pt. #D4
 Address: Coconut Creek, FL 33066

ARTICLE VII INCORPORATOR

The name and address of the Incorporator is:

Name: JASON OSHINS
 Address: 1803 ELEUTHERA PT. #D4
COCONUT CREEK, FL 33066

ARTICLE VIII EFFECTIVE DATE:

Effective date, if other than the date of filing: MARCH 19, 2024 (OPTIONAL)

(If an effective date is listed, the date must be specific and cannot be more than five days prior or 90 days after the filing.)

Note: If the date inserted in this block does not meet the applicable statutory filing requirements, this date will not be listed as the document's effective date on the Department of State's records.

Having been named as registered agent to accept service of process for the above stated corporation at the place designated in this certificate, I am familiar with and accept the appointment as registered agent and agree to act in this capacity

 Required Signature/Registered Agent 3/19/2024
 Date

I submit this document and affirm that the facts stated herein are true. I am aware that the 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.

 Required Signature/Incorporator 03/19/2024
 Date