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TALLAHASSEE, FLORIDA

03/22/04 --01038--024 \*\*160.00

J. BROWN APR - 1 2004

## TRANSMITTAL LETTER

**TO:** Registration Section  
Division of Corporations

**SUBJECT:** L&L South Florida Realty, LLC  
(Name of Limited Liability Company)

The enclosed Articles of Organization and fee(s) are submitted for filing.

Please return all correspondence concerning this matter to the following:

Guy J. Lanza  
(Name of Person)

Lanza & Lanza  
(Firm/Company)

54 Broad Avenue  
(Address)

Palisades Park, NJ 07650  
(City/State and Zip Code)

For further information concerning this matter, please call:

Guy J. Lanza at ( 561 ) 289-4146  
(Name of Person) (Area Code & Daytime Telephone Number)

*Please include a certified copy and Certificate of Status. The additional \$35 fee is enclosed.*

**STREET ADDRESS:**  
Registration Section  
Division of Corporations  
409 E. Gaines Street  
Tallahassee, Florida 32399

**MAILING ADDRESS:**  
Registration Section  
Division of Corporations  
P.O. Box 6327  
Tallahassee, Florida 32314

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2004 MAR 22 PM 1:20  
DIVISION OF CORPORATIONS  
TALLAHASSEE, FLORIDA

**ARTICLES OF ORGANIZATION  
FOR  
FLORIDA LIMITED LIABILITY COMPANY**

FILED  
2004 MAR 22 PM 1:30  
TALLAHASSEE, FLORIDA

**ARTICLE I - Name:**

The name of the Limited Liability Company is:

L&L South Florida Realty, LLC

**ARTICLE II - Address:**

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

**Principal Office Address:**

23 Royal Palm Way #8

Boca Raton, FL 33432

**Mailing Address:**

54 Broad Avenue

Palisades Park, NJ 07650

**ARTICLE III - Registered Agent, Registered Office, & Registered Agent's Signature:**

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

Guy J. Lanza

Name

23 Royal Palm Way #8

Florida street address (P.O. Box **NOT** acceptable)

Boca Raton, FL 33432

FLORIDA

City, State, and Zip

*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 as provided for in Chapter 608, Florida Statutes..*

  
\_\_\_\_\_  
Registered Agent's Signature

**ARTICLE IV- Manager(s) or Managing Member(s):**

The name and address of each Manager or Managing Member is as follows:

**Title:**

"MGR" = Manager

"MGRM" = Managing Member

**Name and Address:**

MGRM

Guy J. Lanza

23 Royal Palm Way #8

Boca Raton, FL 33432

MGRM

Joseph Lanza

171 E. Ridgewood Avenue

Ridgewood, NJ 07450

(Use attachment if necessary)

**NOTE: An additional article must be added if an effective date is requested.**

**REQUIRED SIGNATURE:**

  
\_\_\_\_\_  
Signature of a member or an authorized representative of a member.

(In accordance with section 608.408(3), Florida Statutes, the execution of this document constitutes an affirmation under the penalties of perjury that the facts stated herein are true.)

Guy J. Lanza

\_\_\_\_\_  
Typed or printed name of signee

**Filing Fees:**

\$100.00 Filing Fee for Articles of Organization

\$ 25.00 Designation of Registered Agent

\$ 30.00 Certified Copy (Optional)

\$ 5.00 Certificate of Status (Optional)

\$160.00 Total

FILED  
2004 MAR 22 PM 1:10  
JULIUS INFORMATION  
TALLAHASSEE, FLORIDA