

## Florida Department of State

Division of Corporations

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## FLORIDA LIMITED LIABILITY CO.

## SHO Real Estate Holdings, LLC

Certificate of Status	0
Certified Copy	0
Page Count	04
Estimated Charge	\$125.00

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## **ARTICLES OF ORGANIZATION OF SHO REAL ESTATE HOLDINGS, LLC**

### **SECTION 1 INTRODUCTION AND PRELIMINARY STATEMENTS**

The undersigned Organizer desires to form a limited liability company under the Laws of the State of Florida by delivering these Articles of Organization to the Florida Department of State: Division of Corporations, in accordance with Chapter 605: The Revised Florida Limited Liability Company Act (the *Act*).

### **SECTION 2 NAME**

The name of the limited liability company is SHO Real Estate Holdings, LLC, a Florida limited liability company (*Company*).

### **SECTION 3 DURATION**

The Company will perpetually exist from the filing date of these Articles of Organization with the Department of State of the State of Florida, unless dissolved according to law.

### **SECTION 4 COMPANY'S PURPOSE**

The Company's purpose is to engage in any lawful act or activity for which limited liability companies may be formed under the Act and all activities necessary or incidental to that purpose. The Company has all the powers necessary or convenient to carry out its purposes, including the powers granted by the Act.

### **SECTION 5 COMPANY'S PRINCIPAL OFFICE AND LOCATION OF RECORDS**

The street address of the principal office in the United States where the Company maintains its records is 1504 Opperman Bay Court, Fergus Falls, MN 56537.

### **SECTION 6 REGISTERED AGENT AND REGISTERED OFFICE**

The Company's initial Registered Agent is Sarah Uhrík, Esq., and the Company's initial registered office is located at 1028 Lake Sumter Landing, The Villages, Florida 32162.

### **SECTION 7 ADDITIONAL MEMBERS**

The Company has the right to admit additional Members to the Company under the terms and conditions of the Company's Operating Agreement. Any Member who is later admitted as a Member of the Company will have all of the rights and obligations of an original Member under the Operating Agreement. Any transferee of a Member's interest in the Company must be treated

as an Assignee until that transferee is admitted as an Additional or Substitute Member, if ever, under the Operating Agreement.

## **SECTION 8 OPERATING AGREEMENT AND AUTHORITY**

To the extent not expressly required by and provided for in the Act, the manner in which the Company conducts its business and affairs, the duties and authority of its Members and Manager, and the rights and obligations of its Members and Manager must be set forth in the Operating Agreement adopted by the initial Members and Manager of the Company. This Operating Agreement may be amended from time to time according to its provisions.

## **SECTION 9 MANAGEMENT**

Management of the Company is vested in the Manager. The Manager has exclusive authority to act for the Company in all matters. The authorities and duties of the Manager are set forth in the Operating Agreement. The name of the initial Manager is:

Brian Fuder

Signed on: April 28, 2021.

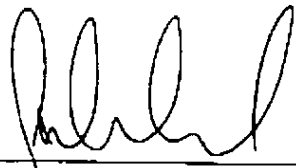


\_\_\_\_\_  
Brian Fuder, Organizer

### Acceptance

I, Sarah Uhrik, accept the appointment as Registered Agent of SHO Real Estate Holdings, LLC upon whom process, notices and demands may be served. I understand that as Registered Agent it is my responsibility to receive service of process, to forward mail, and to immediately notify the Department of State if I resign or if the registered office address changes.

Dated: April 28, 2021

  
\_\_\_\_\_  
Sarah Uhrik