I hereby certify that the information indicated on this report or supplemental report is true and accurate and that my electronic signature shall have the same legal effect as if made under oath; that I am a managing member or manager of the limited liability company or the receiver or trustee empowered to execute this report as required by Chapter 608, Florida Statutes; and that my name appears above, or on an attachment with all other like empowered.

MGRM

SIGNATURE: ERIC VON SCHWAB

Electronic Signature of Signing Authorized Person(s) Detail

2013 FLORIDA LIMITED LIABILITY COMPANY ANNUAL REPORT

DOCUMENT# L0600003000

Entity Name: VIRGINIA STREET DEVELOPERS, LLC

Current Principal Place of Business:

3400 SOUTHWEST 27 AVENUE 1206 MIAMI, FL 33133

Current Mailing Address:

3400 SOUTHWEST 27 AVENUE 1206 MIAMI, FL 33133

FEI Number: 74-3157099

Name and Address of Current Registered Agent:

GUEST, JAMES M 50 KINDRED STREET 201 STUART, FL 34994 US

The above named entity submits this statement for the purpose of changing its registered office or registered agent, or both, in the State of Florida.

SIGNATURE:

Electronic Signature of Registered Agent

Authorized	Person(s)	Detail :
------------	-----------	----------

Title	MGRM	Title	MGRM
Name	VON SCHWAB, ERIC A	Name	MCCOWEN, JAY S
Address	3400 SOUTHWEST 27 AVENUE #1206	Address	10719 ANGLESEY COURT
City-State-Zip:	MIAMI FL 33133	City-State-Zip:	CHARLOTTE NC 28278
Title	140014		
THE	MGRM		
Name	MGRM MCCOWEN, REBECCA H		

Certificate of Status Desired: No

FILED Jan 27, 2013 Secretary of State CC1548449821

> 01/27/2013 Date

Date