

A17000000196

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

☐ PICK-UP ☐ WAIT ☐ MAIL

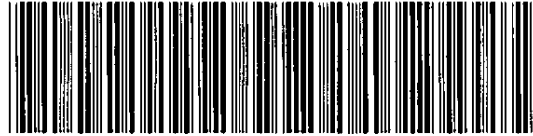
(Business Entity Name)

(Document Number)

Certified Copies _____ Certificates of Status _____

Special Instructions to Filing Officer:

Office Use Only



600298377336

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2017 APR 24 A 10:46

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

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2017 APR 24 PM 4:40

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

D. BRUCE
APR 25 2017

CORPORATION SERVICE COMPANY
1201 Hays Street
Tallahassee, FL 32301
Phone: 850-558-1500

ACCOUNT NO. : I20000000195
REFERENCE : 612076 7931278
AUTHORIZATION : *[Signature]*
COST LIMIT : \$ 1,052.50

ORDER DATE : April 24, 2017

ORDER TIME : 4:03 PM

ORDER NO. : 612076-005

CUSTOMER NO: 7931278

FOREIGN FILINGS

NAME: ALLAPATTAH INVESTMENTS, LLC

☐ CORPORATE
☒ LIMITED PARTNERSHIP
☐ LIMITED LIABILITY COMPANY

XXXX AMENDMENT

PLEASE RETURN THE FOLLOWING AS PROOF OF FILING:

☐ CERTIFIED COPY
☒ PLAIN STAMPED COPY
☐ CERTIFICATE OF GOOD STANDING

CONTACT PERSON: Melissa Zender -- EXT# 62956

EXAMINER: _____

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

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COVER LETTER

TO: Registration Section
Division of Corporations

SUBJECT: WINDSOR INVESTMENTS (1305 NW 22nd Street), LP
Name of Resulting Florida Limited Partnership or Limited Liability Limited Partnership

The enclosed Certificate of Conversion, Certificate of Limited Partnership, and fees are submitted to convert an "Other Organization" into a Florida Limited Partnership or Limited Liability Limited Partnership in accordance with s. 620.2104, F.S.

Please return all correspondence concerning this matter to:

Maria A. Hudson, Esq.

Contact Person

Stolzenberg Gelles Flynn & Arango, LLP

Firm/Company

1401 Brickell Avenue, Suite 825

Address

Miami, Florida 33131

City, State and Zip Code

roland@windsor-capital.com

E-mail address: (to be used for future annual report notification)

For further information concerning this matter, please call:

Maria A. Hudson, Esq.

Name of Contact Person

at (305) 961-1450

Area Code and Daytime Telephone Number

Enclosed is a check for the following amount:

- | | | | |
|---|---|---|---|
| <input type="checkbox"/> \$1,052.50 Filing Fees | <input type="checkbox"/> \$1,061.25 Filing Fees | <input type="checkbox"/> \$1,105.00 Filing Fees | <input checked="" type="checkbox"/> \$1,113.75 Filing |
| Fees, (\$52.50 for Conversion | and Certificate of | and Certified Copy | Certified Copy, and |
| and \$1,000 - Certificate) | Status | | Certificate of Status |

STREET ADDRESS:

Registration Section
Division of Corporations
Clifton Building
2661 Executive Center Circle
Tallahassee, FL 32301

MAILING ADDRESS:

Registration Section
Division of Corporations
P. O. Box 6327
Tallahassee, FL 32314

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TALLAHASSEE, FLORIDA

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Certificate of Conversion
For
"Other Business Organization"

Into

Florida Limited Partnership or Limited Liability Limited Partnership

This Certificate of Conversion and attached Certificate of Limited Partnership are submitted to convert the following "Other Business Entity" into a Florida Limited Partnership or Limited Liability Limited Partnership in accordance with s.620.2104, Florida Statutes.

1. The name of the "Other Business Entity" immediately prior to the filing of this Certificate of Conversion is:

Allapattah Investments, LLC

(Enter Name of Other Business Entity)

2. The "Other Business Entity" is a limited liability company
(Enter entity type. Example: corporation, limited liability company, sole proprietorship, general partnership, common law or business trust, etc.)

first organized, formed or incorporated under the laws of Delaware
(Enter state, or if a non-U.S. entity, the name of the country)

on May 5, 2016

(Enter date "Other Business Entity" was first organized, formed or incorporated)

3. The name of the Florida Limited Partnership or Limited Liability Limited Partnership as set forth in the attached Certificate of Limited Partnership:

WINDSOR INVESTMENTS (1305 NW 22nd Street), LLC

(Enter Name of Florida Limited Partnership or Limited Liability Limited Partnership)

4. The conversion was approved as required by Chapter 620, F.S., and was approved in such a manner that complied with the converting organization's governing law.

5. If not effective on the date of filing, enter the effective date: _____
(The effective date: 1) cannot be prior to nor more than 90 days after the date this document is filed by the Florida Department of State; AND 2) must be the same as the effective date listed in the attached Certificate of Limited Partnership, if an effective date is listed therein.)

6. The conversion is permitted by the applicable law(s) governing the other business entity and the other business entity complies with such law(s) in effecting the conversion.

7. The "Other Business Entity" currently exists on the official records of the jurisdiction under which it is currently organized, formed or incorporated.

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Signed this 21st day of April, 2017.

Signature of Each General Partner Listed in Attached Certificate of Limited Partnership/Limited Liability Limited Partnership: Individual(s) signing affirm(s) that the facts stated in this document are true. Any false information constitutes a third degree felony as provided for in s.817.155, F.S.

Signature: [Signature]
Printed Name: Roland DiGaspero Title: Manager of General Partner

Signature: [Signature]
Printed Name: Patrick Iaboni Title: Manager of General Partner

Signature: _____
Printed Name: _____ Title: _____

Signature: _____
Printed Name: _____ Title: _____

Signature: _____
Printed Name: _____ Title: _____

Signature: _____
Printed Name: _____ Title: _____

Required Signature(s) on behalf of Other Business Entity: Individual signing affirms that the facts stated in this document are true. Any false information constitutes a third degree felony as provided for in s.817.155, F.S. [See below for required signature(s).]

Signature: [Signature]
Printed Name: Roland DiGaspero Title: Manager

If Florida Corporation:

Signature of Chairman, Vice Chairman, Director, or Officer.
If Directors or Officers have not been selected, an Incorporator must sign.

If Florida General Partnership or Limited Liability Partnership:

Signature of one General Partner.

If Florida Limited Liability Company:

Signature of a Member or Authorized Representative.

All others:

Signature of an authorized person.

Fees:

Certificate of Conversion:	\$ 52.50
Fees for Florida Certificate of Limited Partnership:	\$1,000.00
(S965 Filing Fee and \$35 Filing Fee)	
Certified Copy:	\$ 52.50 (Optional)
Certificate of Status:	\$ 3.75 (Optional)

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TALLAHASSEE, FLORIDA

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CERTIFICATE OF LIMITED PARTNERSHIP
FOR
FLORIDA LIMITED PARTNERSHIP
OR
LIMITED LIABILITY LIMITED PARTNERSHIP

1. WINDSOR INVESTMENTS (1305 NW 22nd Street), LP

(Name of Limited Partnership or Limited Liability Limited Partnership, which must include suffix)
Acceptable Limited Partnership suffixes: Limited Partnership, Limited, L.P., LP, or Ltd.
Acceptable Limited Liability Limited Partnership suffixes: Limited Liability Limited Partnership, L.L.L.P.
or LLLP.

2. 1533 Sunset Drive, Suite 228, Coral Gables, FL 33143

Street address of initial designated office

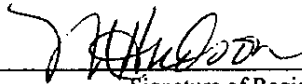
3. Maria A. Hudson, Esq.

Name of Registered Agent for Service of Process

4. 1401 Brickell Avenue, Suite 825, Miami, FL 33131

Florida street address for Registered Agent

5. 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 relative to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as registered agent.



Signature of Registered Agent

6. 1533 Sunset Drive, Suite 228, Coral Gables, FL 33143

Mailing address of initial designated office

7. If limited partnership elects to be a limited liability limited partnership, check box ☐.

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8. Name and business address of each general partner:

Name:

Business Address:

WINDSOR (1305 NW 22nd Street) - GP, LLC

1533 Sunset Drive, Suite 228

Coral Gables, FL 33143

9. Effective date, if other than the date of filing _____

(Effective date cannot be prior to nor more than 90 days after the date the document filed by the Florida Department of State.)

Signed this 21st day of April, 2017

Signature of each general partner: Individual(s) signing affirm(s) that the facts stated in this document are true. Any false information constitutes a third degree felony as provided for in s.817.155, F.S.

Roland DiGasbarro, Manager of General Partner

Patrick Iaboni, Manager of General Partner

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City, State and Zip Code

roland@windsor-capital.com

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| Fees, (\$52.50 for Conversion | and Certificate of | and Certified Copy | Certified Copy, and |
| and \$1,000 - Certificate) | Status | | Certificate of Status |

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