

L020000001100

Florida Department of State

Division of Corporations

Public Access System

Katherine Harris, Secretary of State



Electronic Filing Cover Sheet

115

Note: Please print this page and use it as a cover sheet. Type the fax audit number (shown below) on the top and bottom of all pages of the document.

((H02000013597 8)))

Note: DO NOT hit the REFRESH/RELOAD button on your browser from this page. Doing so will generate another cover sheet.

To:

Division of Corporations
Fax Number : (850) 205-0383

From:

Account Name : EMPIRE CORPORATE KIT COMPANY
Account Number : 072450003255
Phone : (305) 634-3694
Fax Number : (305) 633-9696

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

02 JAN 15 PM 4:32

FILED

LIMITED LIABILITY COMPANY

ddb development, limited liability company

Certificate of Status	0
Certified Copy	1
Page Count	05
Estimated Charge	\$155.00

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

02 JAN 15 AM 7:37

RECEIVED

H02000013597

⑤

ARTICLES OF ORGANIZATION
OF
DDB DEVELOPMENT, Limited Liability Company

The undersigned, for the purpose of forming a limited liability company under the Florida Limited Liability Company Act, F.S. Chapter 608, hereby make, acknowledge, and file the following Articles of Organization.

ARTICLE I -- NAME

The name of the limited liability company shall be **DDB DEVELOPMENT, Limited Liability Company** ("company").

ARTICLE II -- ADDRESS

The mailing address and street address of the principal office of the company is

4000 Island Boulevard
#1906
Aventura, Florida 33160

ARTICLE III -- DURATION

The company shall commence its existence on the date these articles of organization are filed by the Florida Department of State or on another effective date as specified. The company's existence shall be perpetual unless the company is dissolved earlier as provided in these articles of organization or in the regulations.

ARTICLE IV -- REGISTERED OFFICE AND AGENT

The name and street address of the registered agent of the company in the state of Florida is:

Ira J. Kurzban, Esq.
2650 S.W. 27th Avenue, Suite 200
Miami, Florida 33133

ARTICLE V -- CAPITAL CONTRIBUTIONS

The members of the company shall contribute to the capital of the company the cash or property set forth in Exhibit "A".

H02000013597

02 JAN 15 PM 4:32
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

FILED

ARTICLE VI -- ADDITIONAL CAPITAL CONTRIBUTIONS

Each member shall make additional capital contributions to the company only on the unanimous consent of all the members, or as provided in the regulations.

ARTICLE VII -- ADMISSION OF NEW MEMBERS

Except as set forth in the regulations, no additional members shall be admitted to the company except with the unanimous written consent of all the members of the company and on such terms and conditions as shall be determined by all the members. A member may transfer his or her interest in the company as set forth in the regulations of the company, but the transferee shall have no right to participate in the management of the business and affairs of the company or become a member unless all of the members of the company other than the member proposing to dispose of his or her interest approve of the proposed transfer by written consent.

ARTICLE VIII -- MEMBERS' RIGHT TO CONTINUE BUSINESS

The company shall be dissolved on the death, bankruptcy, or dissolution of a member or manager, or on the occurrence of any other event that terminates the continued membership of a member in the company, unless the business of the company is continued by majority vote of all the remaining members.

ARTICLE IX -- MANAGEMENT

The limited liability company is to be managed by one manager and is, therefore, a *manager-managed company*. The company shall be managed by a manager in accordance with regulations adopted by the members for the management of the business and affairs of the company. These regulations may contain any provisions for the regulation and management of the affairs of the company not inconsistent with law or these articles of organization. The name and address of the initial manager of the company is as follows:

**David Hans DeBeer
4000 Island Boulevard
#1906
Aventura, Florida 33160**

IN WITNESS WHEREOF, the undersigned organizers have made and subscribed these articles of organization in the City of Miami, Miami-Dade County, Florida, on January 11, 2002

David Hans DeBeer
David Hans DeBeer

STATE OF FLORIDA)
) SS:
COUNTY OF MIAMI-DADE)

The foregoing instrument was acknowledged before me, a notary public, at the County and State last aforesaid, on this 11TH day of JANUARY, 2002, by DAVID HANS DEBEER, who ☒ is personally known to me, or ☐ has produced _____ as proof of identification.

My commission expires: APRIL 29, 2005



[Signature]
NOTARY PUBLIC
STATE OF FLORIDA AT LARGE

H02000013597

CERTIFICATE OF DESIGNATION OF REGISTERED
AGENT/REGISTERED OFFICE

Under the provisions of F.S. 608.414 or 608.507, DDB Development, Limited Liability Company, submits the following statement to designate a registered office and registered agent in the state of Florida:

1. The name of the limited liability company is DDB Development, Limited Liability Company.

2. The name and street address of the registered agent in Florida is:

Ira J. Kurzban, Esq.
2650 S.W. 27th Avenue, Suite 200
Miami, Florida 33133

The undersigned, being the person named in the articles of organization of DDB Development, Limited Liability Company, as the registered agent of this limited liability company, hereby consents to accept service of process for the above-stated company at the place designated in the articles of organization, and accepts the appointment as registered agent and agrees to act in this capacity. The undersigned further agrees to comply with the provisions of all statutes relating to the proper and complete performance of his or her duties, and is familiar with and accepts the obligations of the position of registered agent.



Ira J. Kurzban, Esq.
Registered Agent

H02000013597