

L030000032784

(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



200022607822

08/28/03--01028--005 **125.00

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS
03 AUG 28 AM 11:18

<p>Herman Jeffer James A. Cioffi, P.A. Patrick Cicalese</p>	<p>LAW OFFICES JEFFER, CIOFFI & CICALESSE, P.A. TEQUESTA CORPORATE CENTER - SUITE 200 250 TEQUESTA DRIVE P.O. BOX 3010 TEQUESTA, FLORIDA 33469 TELEPHONE (561) 747-6000 FAX (561) 575-9167</p>	<p><u>Of Counsel</u> Jeffer, Hopkinson, Vogel, & Peiffer NEW JERSEY OFFICE 1600, ROUTE 208 P.O. BOX 507 HAWTHORNE, N.J. 07507 (201) 423-0100 NEW YORK OFFICE 150 BROADWAY, SUITE 2206 NEW YORK, N.Y. 10038 (212) 406-7260</p>
---	---	---

August 27, 2003

Florida Secretary of State
Division of Corporation
Certification Section
409 East Gaines Street
Tallahassee, FL 32301

Re: Duval Realty, LLC

Dear Sir or Madam:

Enclosed please find the original and one copy of the Articles of Organization for the captioned matter, with our check in the amount of \$125.00 representing the filing of same.

Please file these Articles and return the certified copy to us as soon as possible. Please call if you have any questions.

Thanking you in advance, I am

Very truly yours,


DOREEN E. HAIGH
Legal Assistant

Enclosures (as stated above)

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS
03 AUG 28 AM 11:18

ARTICLES OF ORGANIZATION
OF
DUVAL REALTY, LLC

The undersigned for the purposes of forming a limited company under the Florida Limited Liability Company Act, Florida Statutes Chapter 608, hereby makes, acknowledges, and files the following Articles of Organization.

Article I - Name

The name of the limited liability company shall be Duval Realty, LLC, ("Company")

Article II - Address

The principal place of business of the Company in Florida shall be 375 Church Road, Tequesta, Florida 33469.

Article III - Effective Date

These Articles of Organization shall be effective immediately upon approval of the Secretary of State, State of Florida.

Article IV - Duration

Subject to the provisions of Article 9, the Company's existence shall terminate no later than 99 years from its due date of commencement, unless the Company is earlier dissolved as provided in these Articles of Organization.

Article V - Purposes and Powers

The general purpose for which the Company is organized is to engage in real estate holdings and to transact any lawful business for which a limited liability company may be organized under the laws of the State of Florida. The Company shall have all the powers granted to a limited liability company under the laws of the State of Florida.

Article VI - Registered Office and Registered Agent

The name and address of the registered agent of this Company is Jeffer, Cioffi & Cialese, P.A., 250 Tequesta Drive, Ste. 200, Tequesta, FL 33469.

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS
AUG 28 AM 11:18

Article VII - Management

The Managers of the Company shall be:

Operating Manager: Lois A. D'Uva

whose address shall be 25 Route 100, Katonah, NY 10536.

Article VIII - Admission of New Members

No additional member(s) shall be admitted to the Company except with the unanimous written consent of all the member(s) of the Company and upon such terms and conditions as shall be determined by all member(s). 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 the other member (s) of the Company other than the member proposing to dispose of his or her interest approve of the proposed transfer by unanimous written consent.

Article IX - Termination of Existence

The Company shall be dissolved upon the death, retirement, resignation, expulsion, bankruptcy, or dissolution of a member or manager, or upon 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 the consent of all the remaining members, provided there at least one remaining member.

Article X - Members

The Managers of the Company shall be elected by the member(s) in accordance with regulations adopted by the member(s) 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 member(s) of the Company are:

Lois A. D'Uva - 25 Route 100, Katonah, NY 10536

Carmine J. D'Uva - 25 Route 100, Katonah, NY 10536

Jeffrey M. Albanese

IN WITNESS WHEREOF, the undersigned, an authorized representative of the members, has made and subscribed these Articles of Organization at Tequesta, Florida, for the foregoing uses and purposes, this 21, ~~July~~, 2003

August

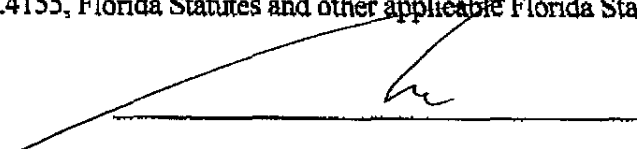
Lois D'Uva

Lois D'Uva

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS
03 AUG 13 AM 11:18

ACCEPTANCE OF REGISTERED AGENT DESIGNATED
IN ARTICLES OF ORGANIZATION

Jeffer, Cioffi & Cicalese, P.A., having an address of 250 Tequesta Drive, Ste. 200, Tequesta, FL 33469, and having been designated as the Registered Agent in the above and foregoing Articles of Organization, is familiar with and accepts the obligations of the position of Registered Agent under Section 608.4155, Florida Statutes and other applicable Florida Statutes.



FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS
03 AUG 28 AM 11:18