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Florida Department of State

Division of Corporations

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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

## LIMITED LIABILITY COMPANY

we buy nice & ugly houses, llc

Certificate of Status	0
Certified Copy	1
Page Count	04
Estimated Charge	\$155.00

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## FLORIDA DEPARTMENT OF STATE

Glenda E. Hood  
Secretary of State

FILED

APR 28 A G 03

TALLAHASSEE, FLORIDA

April 27, 2005

EMPIRE

SUBJECT: WE BUY NICE & UGLY HOUSES, LLC  
REF: W05000021239

We received your electronically transmitted document. However, the document has not been filed. Please make the following corrections and refax the complete document, including the electronic filing cover sheet.

Pursuant to section 608.409(2), F.S., the effective date must be specific, cannot be more than five business days prior to the date of filing or more than 90 days after the date of filing. Our office received your document on . Please amend your document accordingly.

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DIVISION OF CORPORATIONS

Division of Corporations - P.O. BOX 6327 Tallahassee, Florida 32314

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ARTICLES OF ORGANIZATION  
OF  
WE BUY NICE & UGLY HOUSES, LLC

APR 28 A 9:03

CLERK OF THE CIRCUIT COURT  
IN AND FOR THE COUNTY OF DADE  
FLORIDA

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 WE BUY NICE & UGLY HOUSES, LLC ("company").

ARTICLE II -- ADDRESS

The mailing address and street address of the principal office of the company is 941 Gulfstream Court, Weston, FL 33327.

ARTICLE III -- DURATION

The company shall commence its existence on April 27, 2005, and the company's existence shall be perpetual unless the company is dissolved earlier as provided in these articles of organization, by law, or by agreement of the members.

ARTICLE IV -- REGISTERED OFFICE AND AGENT

The name and street address of the registered agent of the company in the state of Florida are: Mary Leigh Abed, 941 Gulfstream Court, Weston, FL 33327.

ARTICLE V -- 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 VI -- 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 the unanimous vote of all the remaining members.

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ARTICLE VII -- MANAGEMENT

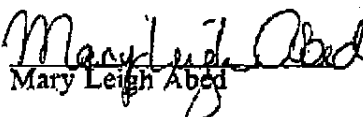
The company shall be managed by the members in accordance with regulations adopted by the members for the management of the business and affairs of the company. These regulations may contain any provisions for the regulation and management of the affairs of the company not inconsistent with law or these articles of organization. The names and addresses of the members of the company are:

Eduardo J. Abed  
941 Gulfstream Ct.  
Weston, FL 33327

Mary Leigh Abed (Managing Member)  
941 Gulfstream Ct.  
Weston, FL 33327

IN WITNESS WHEREOF, the undersigned organizers have made and subscribed these articles of organization at DEBTON, Florida, on February 18<sup>th</sup>, 2005.

  
Eduardo J. Abed

  
Mary Leigh Abed

Sworn to and subscribed before me this 18<sup>th</sup> day of February, 2005, by Eduardo J. Abed and by Mary Leigh Abed.

  
Notary Public -- State of Florida



ADAM GOLDBERG  
MY COMMISSION # 00 313838  
EXPIRES: August 27, 2008  
Bonded Third Party Notary Services

Personally Known (Eduardo J. Abed) ☒  
OR  
Produced Identification ☐

Type of Identification Produced \_\_\_\_\_

Personally Known (Mary Leigh Abed) ☒  
OR  
Produced Identification ☐

Type of Identification Produced \_\_\_\_\_

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FILED

**CERTIFICATE DESIGNATING PLACE OF BUSINESS OR DOMICILE FOR THE  
SERVICE OF PROCESS WITHIN THIS STATE, NAMING AGENT UPON WHOM  
SERVICE OF PROCESS MAY BE MADE**

2005 APR 28 A 8:03

STATE  
FLORIDA

Pursuant to the provisions of section 608, Florida Statutes:

1. The name of the limited liability company is:

**We Buy Nice & Ugly Houses, L.L.C.**

2. The name and address of the registered agent and office is:

Adam S. Goldberg, Esq.  
17922 Bell Tower Lane  
Weston, Florida 33326

**ACKNOWLEDGMENT**

Having been named as Registered Agent to accept Service of Process for the above named limited liability company, at the place designated in this Certificate, I hereby accept to act in this capacity. I agree to comply with the performance of said duties, and I am familiar with and accept the obligation of such position as registered agent as provided for in Chapter 608, Florida Statutes.

  
Adam S. Goldberg

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