

LD9000020288

Pam Zecca

(Requestor's Name)

13048 Coastal Circle

(Address)

Palm Beach Gardens, Fl. 33418

(Address)

(City/State/Zip/Phone #)

☐

PICK-UP

☐

WAIT

☐

MAIL

(Business Entity Name)

(Document Number)

Certified Copies _____

Certificates of Status _____

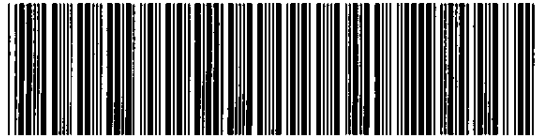
Special Instructions to Filing Officer:

Office Use Only

G. MCLEOD

MAR - 2 2009

EXAMINER



600144569526

02/27/09--01018--021 **125.00

FILED
SECRETARY OF STATE
DIVISION OF CORPORATION
09 FEB 27 PM 2:14

**ARTICLES OF ORGANIZATION FOR FLORIDA LIMITED
LIABILITY COMPANY**

ARTICLE 1 – Name:

The name of the Limited Liability Company is:

MZ Rental Properties LLC

ARTICLE II – Address:

13048 Coastal Circle, Palm Beach Gardens, FL 33410

ARTICLE 111 – Duration:

This Limited Liability Company shall exist perpetually from the date of filing with the Department of State or until dissolved in a manner provided by law, or as provided in the regulations adopted by the members.

ARTICLE IV – Management:

This Limited Liability Company is to be managed by the managing members and the names and addresses of such managing members who are to serve as managing members are:

**Michael A. Mash, Jr., 1801 Marina Isle Way, Apt. #404,
Jupiter, FL 33477**

**Pamela Zecca, 13048 Coastal Circle, Palm Beach Gardens, FL
33410**

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS
09 FEB 27 PM 2:14

ARTICLE V – Restrictions on Membership

Members shall have the right to admit new members by unanimous consent. Contributions required of new members shall be determined as of the time of admission to the limited liability company.

Page 2

A member's interest in the limited liability company may not be sold or otherwise transferred except with unanimous written consent of all members.

Upon the death, retirement, resignation, expulsion, bankruptcy, or dissolution of a member, or the occurrence of any other event that terminates the continued membership of a member in the limited liability company, the remaining member(s) shall have the right to continue the business.

ARTICLE VI – Members Rights of Survivorship

Upon the death of a member, the remaining member(s) will have the right of survivorship and be the sole owner(s) of any real estate, personal property or other assets, subject to any applicable indebtedness, now or hereafter owned by the limited liability company.

ARTICLE VII PURPOSES AND POWERS

The general nature of the business or businesses to be transacted and which the limited liability company is authorized to transact, in addition to those authorized by the laws of the State of Florida, and the powers of the limited liability company shall be as follows:

- 1. To engage in any activity or business authorized under the Florida Statutes.**
- 2. In general, to carry on any and all incidental business; to have and exercise all the powers conferred by the laws of the State of Florida, and to do any and all things herein set forth to the same extent as a natural person might or could do.**
- 3. To purchase or otherwise acquire, undertake, carry on, improve, or develop, all or any of the business, goodwill, rights, assets, and liabilities or any person, firm, association, or corporation carrying on any kind of business of a similar nature to that which this limited liability company is authorized to carry on, pursuant to the provisions of the Articles; and to hold, utilize, and in any manner dispose of the rights and property so acquired.**
- 4. To enter into and make all necessary contracts for its business with any person, entity, partnership, association, corporation, domestic or foreign, or of any domestic or foreign state, government or governmental authority, or any political or administrative subdivision, or department thereof, and to perform and carry out, assign, cancel, or rescind any of such contracts.**
- 5. To exercise all or any of the limited liability company powers, and to carry out all or any of the purposes, enumerated herein otherwise granted or permitted by law, while acting as agent, nominee, or attorney-in-fact for any persons or corporations, and perform and service under contract or otherwise for any corporation, joint stock company, association, partnership, firm, syndicate, individual, or other entity, and in such capacity or under such arrangement develop, improve, stabilize,**

strengthen, or extend the property and commercial interact thereof, and to aid, assist, or participate in any lawful enterprise in connection there with or incidental to such agency, representation, or service, and to render any other service or assistance insofar as it lawfully may under the laws of the State of Florida, providing for the formation, rights, privileges, and immunities of limited liability companies for profit.

- 6. To do everything necessary, proper, advisable, or convenient for the accomplishment or any of the purposes, or the attainment of any of the objects, or the furtherance of any of the powers herein set forth, either alone or in association with others incidental or pertaining to, or going out of, or connected with its business or powers, provided the same shall not be inconsistent with the laws of the State of Florida.**
- 7. The several clauses contained in this statement of the general nature of the business or businesses to be transacted shall be construed as both purposes and powers of this limited liability company, and statements contained in each clause shall, except as otherwise expressed, be in no way limited or restricted by referenced to or inference from the terms of any other clause. They shall be regarded as independent purposes and powers.**
- 8. Nothing herein contained shall be deemed or construed as authorized or permitting, or purporting to authorize or permit the limited liability company to carry on an business, exercise and power, or do any act which a limited liability company may not, under the laws of the State of Florida, lawfully carry on, exercise or do.**

ARTICLE VIII PROFIT AND LOSSES

- (A) SHARING OF PROFITS.** The members shall be entitled to the net profits arising from the operation of the limited liability company business that remain after the payment of expenses of conducting the business of the limited liability company. Each member shall be entitled to a distributive share of the profits no less than annually as determined by the managing members. The distributive share of the profits shall be determined and paid to the members of the limited liability company upon written approval of all members.
- (B) LOSSES.** All losses that occur in the operation of the limited liability company business shall be paid out of the capital of the limited liability company and the profits of the business, if any.


ARTICLE IX LIMITED LIABILITY COMPANY POWERS

All limited liability company powers shall be exercised by or under the authority of, and the business and affairs of this limited liability company shall be managed under the direction of the managing members of this limited liability company. This article may be amended from time to time in the regulations of the limited liability company by a unanimous vote of the members of the limited liability company.

**ARTICLE X
INITIAL REGISTERED OFFICE AND REGISTERED
AGENT**

The address of the initial registered office of the MZ Rental Properties Limited Liability Company is 13048 Coastal Circle, Palm Beach Gardens, FL 33410, and the name of the initial registered agent at such address is Pamela Zecca.

THE UNDERSIGNED, being the original members of the limited liability company, hereby certify that the foregoing constitutes the proposed Articles of Organization of MZ Rental Properties LLC.



Pamela Zecca
13048 Coastal Circle
Palm Beach Gardens, FL
33410

4DL# 2200663 54874-0



Michael A. Mash, Jr.
1801 Marina Isle Way
#404

Jupiter, FL 33477

Passport 449115634

STATE OF FLORIDA
COUNTY OF PALM BEACH

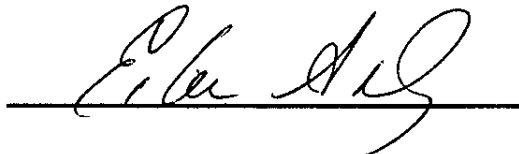
The foregoing instrument was acknowledged before me this 26 day of Feb 2009, by Pamela Zecca who is personally known to me.

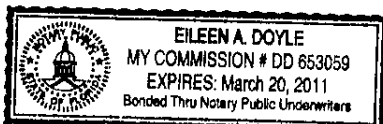


STATE OF FLORIDA
COUNTY OF PALM BEACH

The foregoing instrument was acknowledged before me this 26 day of Feb 2009, by Michael A. Mash, Jr. who is personally known to me.







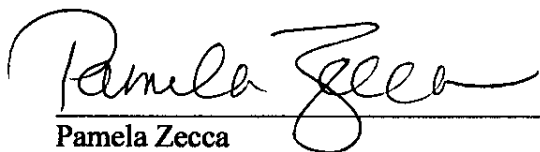
**CERTIFICATE OF DESIGNATION OF
REGISTERED AGENT/REGISTERED OFFICE**

**PURSUANT TO THE PROVISIONS OF SECTION 608.507,
FLORIDA STATUTES, THE UNDERSIGNED LIMITED
LIABILITY COMPANY, ORGANIZED UNDER THE LAWS
OF THE STATE OF FLORIDA, SUBMITS THE
FOLLOWING STATEMENT IN DESIGNATING THE
REGISTERED AGENT/REGISTERED OFFICE, IN THE
STATE OF FLORIDA.**

- 1. The name of the limited liability company is MZ Rental Properties LLC, A Florida Limited Liability Company.**
- 2. The name and address of the registered agent and office is:**

**Pamela Zecca
13048 Coastal Circle
Palm Beach Gardens, FL 33410**

Having been named as registered agent and to accept service of process for the above stated limited liability company at the place designated in this certificate, 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 relating to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as registered agent as provided for in Chapter 608, F.S.



Pamela Zecca