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Florida Department of State  
Division of Corporations  
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**FLORIDA LIMITED LIABILITY CO.**  
*SOUTH FLORIDA* **INVESTMENTS PROS LIMITED LIABILITY COMPANY**

Certificate of Status	1
Certified Copy	1
Page Count	10
Estimated Charge	\$160.00

**C. LEWIS**

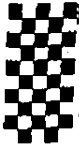
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September 16, 2010

FLORIDA DEPARTMENT OF STATE  
Division of Corporations

RICARDO MARTINEZ-CID, P.A.

*South Florida*

SUBJECT: INVESTMENT PROS LIMITED LIABILITY COMPANY  
REF: W10000043478

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.

The name designated in your document is unavailable since it is the same as, or it is not distinguishable from the name of an existing entity. Section 608.406, Florida Statutes, was amended effective July 1, 2007, to require the name of a limited liability company to be distinguishable from the names of all other filings filed with the Division of Corporations, except for fictitious name registrations and general partnership registrations.

Please select a new name and make the correction in all the appropriate places. One or more words may be added to make the name distinguishable from the one presently on file. Adding of Florida or Florida to the end of the name is not acceptable. A search for name availability can be made on the Internet through the Division's records at [www.sunbiz.org](http://www.sunbiz.org).

Please note the name of a limited liability company must end with the words Limited Liability Company, the abbreviation L.L.C., or the designation LLC. The word Limited may be abbreviated as Ltd. and the word Company may be abbreviated as Co. The following suffixes are no longer acceptable: Limited Company, L.C., and LC.

The document number of the name conflict is L04000088874.

If you have any further questions concerning your document, please call (850) 245-6047.

Carolyn Lewis  
Regulatory Specialist II  
Registration/Qualification Section

FAX Aud. #: H10000203670  
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P.O BOX 6327 - Tallahassee, Florida 32314

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*Please attached all this!*  
*[Signature]*

FLORIDA BAR NO. 157029 / AUDIT NUMBER: H10000203670 3

**SOUTH FLORIDA INVESTMENT PROS LIMITED LIABILITY COMPANY**  
ARTICLES OF ORGANIZATION OF FLORIDA LIMITED LIABILITY COMPANY

**ARTICLE I - Name:**

The name of the Florida Limited Liability Company is:

**SOUTH FLORIDA INVESTMENT PROS LIMITED LIABILITY COMPANY,**  
hereinafter designated the "Limited Liability Company."

**ARTICLE II - Address:**

The mailing address and the street address of the principal office  
of the Limited Liability Company is:

SOUTH FLORIDA INVESTMENT PROS LIMITED LIABILITY COMPANY  
16898 Crest View Lane, Weston, Florida 33326.

**ARTICLE III - Registered Agent, Registered Office, & Registered  
Agent's Signature:**

The name and the Florida address of the registered agent of the  
Limited Liability Company is:

Ricardo Martinez-Cid, Esq.  
1699 Coral Way, Suite 510  
Miami, Florida 33145.

Ricardo Martinez-Cid, P.A.  
1699 Coral Way, Suite 510  
Miami, Florida 33145-2860  
Telephone # (305) 859-7494  
Facsimile # (305) 858-2513

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Having been named as registered agent and to accept service of process for the 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 in Chapter 608, Florida Statutes.

  
\_\_\_\_\_  
Ricardo Martinez-Cid

**ARTICLE IV - Management:**

The Limited Liability Company is to be managed by one or more managers and is, therefore, a manager-managed company.

**ARTICLE V - Initial Managers and Officers:**

The Limited Liability Company will initially have two (2) managers. The number of managers may either increase or diminish from time to time, as established by the Members, as provided in the Regulations adopted by the Limited Liability Company, but will never be less than one (1). The initial managers of the Limited Liability Company are CLARA P. RAMIREZ, of 16898 Crest View Lane, Weston, Florida 33326, who shall also serve as initial president, and FERNANDO PINILLOS, who shall also serve as initial secretary-treasurer, also of 16898 Crest View Lane, Weston, Florida 33326.

\_\_\_\_\_  
Ricardo Martinez-Cid, P.A.  
1699 Coral Way, Suite 510  
Miami, Florida 33145-2860  
Telephone # (305) 859-7494  
Facsimile # (305) 858-2513

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**ARTICLE VI - Scope of Managers' Authority:**

Subject to the express limitation that (i) only the Manager-President, with his/her sole signature, or joined by the other managers, or (ii) the other two (2) managers, acting jointly, my sell, lease for a term of more than one year, transfer, hypothecate, mortgage, or otherwise deal with real estate owned by the Limited Liability Company, each manager shall exercise the broadest powers granted by law, including, without limitation, except as may be otherwise limited by law, the power and authority to, except as provided above, buy, develop, manage, sell, lease, rent, pledge, mortgage, transfer, exchange, convert, partition, and otherwise dispose of, and grant options with respect to, any and all property at any time owed by the Limited Liability Company or in or to which the Limited Liability Company may have an interest and/or claim, or any interest therein; and any sale may be a public or private sale for cash or for credit, with or without security; all for such purposes, at such times, and upon such terms as the Manager, may by his/her sole signature, alone or joined by other Managers, if any, determine. No transferee, lender, or other person will be bound to see to or be liable for the application of the proceeds of any transaction with a Manager of this Limited Liability Company. The powers and authority herein described are not in limitation of any powers otherwise conferred upon a Manager of this Limited Liability Company by law. Subject to and as provided above, the President, Secretary and Treasurer of the Limited Liability Company will have duties similar to those found in a Florida corporation.

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Ricardo Martinez-Cid, P.A.  
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**ARTICLE VII - Transferability of Member's Interest:**

No member will have the right to assign the member's interest in the Limited Liability Company without the written agreement of a majority of the Units. If a majority of the Units do not approve the assignment, the assignee will have no right to become a member, to participate in the elections of the managers of the Limited Liability Company or to exercise any other rights or powers of a member. The assignee will merely be entitled to receive the share of profits and other distributions and the allocation of income, gain, loss, deduction, credit or similar item to which the assignor was entitled, to the extent assigned.

**ARTICLE VIII - Nature of Business and Purpose:**

The Limited Liability Company is organized to purchase, develop and manage quality South Florida real estate, and for all other lawful businesses.

**ARTICLE IX. Beginning of Limited Liability Company Existence:**

The Limited Liability Company's existence will begin effective as of the date this Articles of Organization are filed with the Florida Secretary of State.

**ARTICLE X - Duration:**

The duration of the Limited Liability Company will be perpetual, unless the Limited Liability Company dissolves in accordance with the provisions of the Limited Liability Company's Regulations of these Articles of Organization.

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Ricardo Martinez-Cid, P.A.  
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Miami, Florida 33145-2860  
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**ARTICLE XI - Dissolution:**

The Limited Liability Company will be dissolved upon the death, bankruptcy, dissolution or termination of a member's membership in the Limited Liability Company for any reason, unless the business of the Limited Liability Company is continued by the written consent of all the remaining members of the Limited Liability Company within thirty (30) days after any of these events.

**ARTICLE XII - Percentage Interest: Membership Certificate:**

The profits and losses of the Limited Liability Company will be allocated to the members in accordance with and in proportion to each member's Percentage Interest (which will be equal to the number of Units owned by a member divided by the total number of the Units owned by all members), unless otherwise provided in the Regulations of the Limited Liability Company. A member's interest in the Limited Liability Company may be evidenced by a Membership Certificate issued by the Limited Liability Company.

IN WITNESS WHEREOF, the undersigned executed these Articles of Organization, this September 14, 2010, and, under the penalties of perjury, the undersigned affirm that the facts stated herein are true.



CLARA P. RAMIREZ

*(In accordance with section 608.408(3), Florida Statutes, the execution of this document constitutes an affirmation under the penalties of perjury that the facts stated herein are true.)*

Ricardo Martinez-Cid, P.A.  
1699 Coral Way, Suite 510  
Miami, Florida 33145-2860  
Telephone # (305) 859-7494  
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MIAMI-DADE COUNTY )  
CITY OF MIAMI ) S.S.  
STATE OF FLORIDA )

I HEREBY CERTIFY that on this day, CLARA P. RAMIREZ, appeared before me, under oath, and she acknowledged before me that she executed the foregoing document, for the purposes therein expressed, and she is either known to me or produced her Florida driver's license.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in Miami, Florida, on this September 14, 2010.

*Marie Toyosato*

Notary Public / State of Florida



MARIE TOYOSATO

(Name of Notary Public)

Ricardo Martinez-Cid, P.A.  
1699 Coral Way, Suite 510  
Miami, Florida 33145-2860  
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**SOUTH FLORIDA INVESTMENT PROS LIMITED LIABILITY COMPANY  
CERTIFICATE OF DESIGNATION OF  
REGISTERED AGENT / REGISTERED OFFICE**

DEPARTMENT OF STATE  
TALLAHASSEE, FLORIDA

1. The name of the Florida Limited Liability Company is:

**SOUTH FLORIDA INVESTMENT PROS LIMITED LIABILITY COMPANY,**  
hereinafter designated the "Limited Liability Company."

4. The name and the Florida street address of the registered agent of the Limited Liability Company is:

Ricardo Martinez-Cid  
1699 Coral Way, Suite 510  
Miami, Florida 33145.

*Having been named as registered agent and to accept service of process for the 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 in Chapter 608, Florida Statutes.*

  
\_\_\_\_\_  
Ricardo Martinez-Cid

Ricardo Martinez-Cid, P.A.  
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