

L11000125157

15 JUL 2015 10:00 (GMT)

666561462 From: Paul Feldman  
<https://e.sunbiz.org/scripts/cfilcovr.exe>

Florida Department of State  
Division of Corporations  
Electronic Filing Cover Sheet

**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.**

(((H150001787623)))



H150001787623ABC4

**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) 617-6383

From:  
Account Name : FELDMAN & ASSOCIATES  
Account Number : I20130000018  
Phone : (786) 288-5699  
Fax Number : (866) 856-1462

\*\*Enter the email address for this business entity to be used for future annual report mailings. Enter only one email address please.\*\*

Email Address: paul@feldmanclosings.com

FILED  
2015 JUL 23 AM 8:15  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

LLC STATEMENT OF AUTHORITY  
BHHF, LLC

Certificate of Status	0
Certified Copy	1
Page Count	01
Estimated Charge	\$55.00

RECEIVED

15 JUL 23 AM 6:41

SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

Electronic Filing Menu

Corporate Filing Menu

Help

**STATEMENT OF AUTHORITY  
of  
BHBH, LLC**

Pursuant to section 605.0302(1), Florida Statutes, this limited liability company submits the following statement of authority:

**FIRST:** The name of the limited liability company is: BHBH, LLC, a Florida limited liability company (the "Company").

**SECOND:** The Florida Document Number of the limited liability company is: L11000125157

**THIRD:** The street address of the limited liability company's principal office is:

3510 PINE TREE DRIVE  
MIAMI BEACH, FL 33140

The mailing address of the limited liability company's principal office is:

3510 PINE TREE DRIVE  
MIAMI BEACH, FL 33140

**FOURTH:** This statement of authority grants or sets limitations of authority on all persons having the status or position of a person in a company, whether as a member, transferee, manager, officer or otherwise or to a specific person on the following:

1. May execute an instrument transferring real property held in the name of the Company.

a. Granted to: Babba J. Mehrpouyan, sole Member

b. No authority granted to:

2. May enter into other transactions on behalf of, or otherwise act for or bind, the Company.

a. Granted to: Babba J. Mehrpouyan, sole Member

b. No authority granted to:

**FIFTH—LIMITATION.** The authority granted herein is granted in connection with a loan being made by Terrabank, N.A. (the "Bank") to the Company in the original principal sum of \$750,000.00 (the "Loan") pursuant to which this Company will mortgage and encumber certain real property and the improvements thereon located in Miami-Dade County, Florida and otherwise transfer and collaterally assign to Bank its present and hereafter acquired personal property assets, including without limitation, all rents, leases, accounts, instruments, documents,

FILED  
2015 JUL 23 AM 8:15  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

contract rights, to secure the obligations owing by this Company thereunder. The foregoing Member is authorized, directed and empowered: to enter into, execute and deliver to Bank on behalf of this Company, all documents requested or required by the Bank in connection with the Loan, including, without limitation, a promissory note, mortgage, assignments of interests in real property, personal property accounts, instruments and intangible assets (the "Loan Documents") to obtain funds from Bank, pursuant to the terms thereof; to obtain from Bank such financing, loans and advances in such amounts and on such terms and conditions as such officer or delegated person deems proper; to execute notes and other evidences of this Company's indebtedness with respect thereto, if so requested; from time to time, to modify and amend the Loan Documents and to enter into and execute supplementary agreements with respect thereto; to execute and deliver to Bank any and all mortgages, assignments, schedules, transfers, financing statements, notices, contracts, notes, designations, consignments, and any other instruments and documents in connection with the Loan Documents, as amended or supplemented from time to time, and as may be requested by Bank, and to execute such further instruments, agreements or documents and to perform such other acts as may be necessary or desirable to implement the terms, provisions, purposes and intents, whether express or implied, of such financing program between Bank and this Company and of this resolution; all of the foregoing on such terms and conditions as such officer or delegated person deems proper; and all such action of any such officer or delegated person shall be taken to be the action of this Company and of all of the Members of this Company

**SIXTH:** Neither the Company nor the undersigned has executed or will, prior to the completion of the Loan transaction and recordation of the Mortgage and related documents execute any limitation or termination of the authority granted herein which is in full force and effect.

**SEVENTH:** Neither the Company nor the undersigned has filed articles of dissolution.

**EIGHTH:** The undersigned acknowledges that the Bank is relying upon the statements contained herein, which has agreed to extend the Loan to the Company.

4/2, 2015

Babba J. Mehrpouyan, Authorized Person

FILED  
2015 JUL 23 AM 8:15  
CLERK OF STATE  
TALLAHASSEE, FLORIDA

Sworn to before me this 2nd day  
of April, 2015 by Babba J. Mehrpouyan,  
who has produced a Florida  
Drivers License as identification.



Carolin M.T. Phillips  
COMMISSION # EE 174113  
EXPIRES: FEB. 28, 2016  
WWW.FLORIDANOTARY.COM

Notary Public, State  
OF FLORIDA

COMMISSION # EE 174113

CFN: 20150259315 BOOK 29588 PAGE 1585

**EXHIBIT "A-1"**

**Lots 1 and 21, Block 4, of WYNDWOOD PARK, according to the plat thereof as recorded in  
Plat Book 5, page 23, of the Public Records of Miami-Dade County, Florida.  
ADDRESS: 8442 and 8460 NW 2 AVE., MIAMI, FL.**