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(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

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MAIL

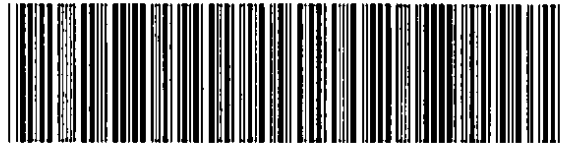
(Business Entity Name)

(Document Number)

Certified Copies _____ Certificates of Status _____

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SECRETARY OF STATE

Statement
of
Authenticity

JUL 06 2022

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COVER LETTER

TO: Registration Section
Division of Corporations

SUBJECT: Casa 2 B LLC

Name of Limited Liability Company

Dear Sir or Madam:

The enclosed Statement of Authority and fee(s) are submitted for filing.

Please return all correspondence concerning this matter to the following:

Sarah Barbaccia

Name of Person

Sarah Barbaccia, P.A.

Firm/Company

600 N Pine Island Rd., Ste 175

Address

Plantation, FL 33324

City/State and Zip Code

sbarbaccia@barbaccialaw.com

E-mail address: (to be used for future annual report notification)

For further information concerning this matter, please call:

Sarah Barbaccia

Name of Person

at (954) 748-4890

Area Code

Daytime Telephone Number

STREET/COURIER ADDRESS:

Registration Section
Division of Corporations
Clifton Building
2661 Executive Center Circle
Tallahassee, Florida 32301

MAILING ADDRESS:

Registration Section
Division of Corporations
P.O. Box 6327
Tallahassee, Florida 32314

2022 MAY 25 PM 4: 29

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2022 MAY 25 PM 12:31



STATE OF FLORIDA
TALLAHASSEE, FL

May 23rd, 2022

Florida Department of State
Division of Corporations
Clifton Building
2661 Executive Center Circle
Tallahassee, Florida 32301

Re: Ref. Number L12000151884 Subject: Casa2B LLC

Good Afternoon

In response to your letter from April 19, 2022, please see attached Statement of authority signed by one of the members of the LLC.

Thank you.

A handwritten signature in black ink, appearing to read "Natalia Aguilera", written over a horizontal line.

Natalia Aguilera
Funding and Post Closing Department
Performance Title Inc.
210 N University Drive Suite 810
Coral Springs, FL 33071
FAX 954 748 4891
Email: postclosing@performtitle.com

cc. Copy of Company Resolution.



FLORIDA DEPARTMENT OF STATE
Division of Corporations

April 19, 2022

SARAH BARBACCIA
600 N PINE ISLAND RD #175
PLANTATION, FL 33324

SUBJECT: CASA2B LLC
Ref. Number: L12000151884

We have received your document for CASA2B LLC and your check(s) totaling \$25.00. However, the enclosed document has not been filed and is being returned for the following correction(s):

Section 605.0203(1), Florida Statutes, requires the document(s) to be signed by one person acting as an authorized representative.

Please return your document, along with a copy of this letter, within 60 days or your filing will be considered abandoned.

If you have any questions concerning the filing of your document, please call (850) 245-6050.

Terri J Schroeder
Regulatory Specialist III

Letter Number: 822A00009105

STATEMENT OF AUTHORITY

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: Casa2B LLC

SECOND: The Florida Document Number of the limited liability company is: L12000151884

THIRD: The street address of the limited liability company's principal office is:
600 N Pine Island Rd., Ste 175

Plantation, FL 33324

The mailing address of the limited liability company's principal office is:
600 N Pine Island Rd., Ste 175

Plantation, FL 33324

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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.

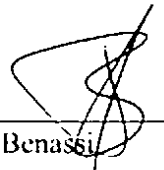
a. Granted to: Sarah Barbaccia, Esq.

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 : Sarah Barbaccia, Esq.

b. No authority granted to: _____

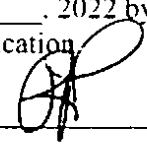


Audrey Benassi

State of Florida
County of Bidward

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online
notarization, this 4 day of March, 2022 by Audrey Benassi who
☐ is personally known or ☒ has produced a driver's license as identification.

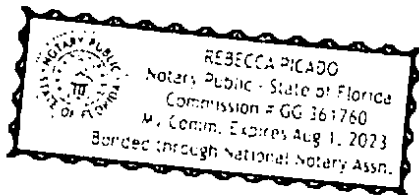
[Seal]



Notary Public

Print Name: REBECCA PICADO

My Commission Expires: _____



Filing Fee: \$25.00

Certified Copy: \$30.00 (optional)

Exhibit B

This instrument prepared and return to:
Performance Title, Inc by Rebecca Picado
210 N. University Dr. Suite 810
Coral Springs, FL 33071
Property appraiser's Folio No.: 08434521070021560

Our file # _____

CERTIFICATE OF COMPANY RESOLUTION

The undersigned hereby certify that the following is a true copy of the Resolution duly adopted by the managers of **Casa2b LLC, a Florida limited liability company** (the "Company"). At a meeting duly held on **February 24, 2022** where a full quorum was present that said Resolutions are in conformity with the applicable laws of the Company and they are in full force and effect:

"Resolved: That the Company is hereby authorized to **SELL** the following-described property to **Audrey Benassi** for the price of **\$282,000.00** pursuant to the Agreement for sale and Purchase between the parties, dated **January 24, 2022** which land is lying and being in Palm Beach County, Florida to wit:

Lots 156, 157 and the Northeasterly 18 feet of Lot 158, in Block "B", of BOYNTON HILLS, according to the Plat thereof, as recorded in Plat Book 4, Page 51, of the Public Records of Palm Beach County, Florida.

A/K/A: 206 NW 5 Avenue, Boynton Beach, FL 33435

Jean-Marie Casanova, and Audrey Benassi as managers of **Casa2b LLC, a Florida limited liability company**, adopted the following Resolution:

RESOLVED:

Casa2b LLC, a Florida limited liability company hereby authorizes **Jean-Marie Casanova, and Audrey Benassi** as managers to execute a State of Authority to **Sarah Barbaccia** and directs her to execute and deliver on behalf of this Limited Liability Company such documents as may be necessary or required in order to consummate the above-mentioned transaction, including but not limited to the Purchase Contract, Warranty deed, closing statements and any affidavits as may be necessary or required, with the signature of said **Sarah Barbaccia** to be conclusive evidence of such determination and the of the authority of said person to execute and deliver same.

The undersigned Manager and Sole Member certify that the foregoing resolutions were duly and regularly enacted at a meeting of the Manager and Member and held in accordance with the Articles of Organization of the Company. That the Resolution is in full force and effect as of the date of this Certificate and has not been altered or rescinded.

Dated 24 day of February 2022.

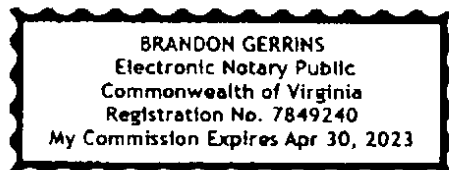
Casa2b LLC, a Florida limited liability company

Jean Marie Casanova, Manager
By: Jean-Marie Casanova, Manager

State of Virginia

County of Hampton

Sworn to and subscribed before me by means of [] physical presence or [x] online notarization, this 24 day of February, 2022, by Jean-Marie Casanova who is personally known to me, or who produced Brandon Gerrins as identification and who did take an oath.



Brandon Gerrins

Notary Public

Brandon Gerrins

Print Name

My Commission Expires: 4/30/2023

(SEAL)

Completed via Remote Online Notarization using 2 way Audio/Video technology.

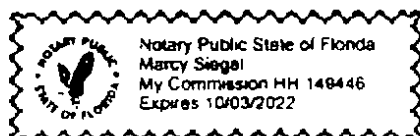
Casa2b LLC, a Florida limited liability company

Audrey Benassi, Manager
By: Audrey Benassi, Manager

State of FLORIDA

County of Broward

Sworn to and subscribed before me by means of [x] physical presence or [] online notarization, this 4 day of February, 2022, by Audrey Benassi who is personally known to me, or who produced FL/D as identification and who did take an oath.



Marcy Siegel

Notary Public

Print Name

My Commission Expires: _____

(SEAL)