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(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

☐ PICK-UP

☐ WAIT

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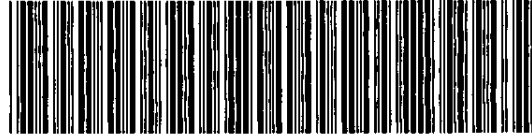
(Business Entity Name)

(Document Number)

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RECEIVED  
15 MAY 12 AM 8:55  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

*Landis & Mallinger, P.L.*

Attorneys at Law

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BOCA RATON, FLORIDA 33432

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TELEPHONE  
(561) 391-5506

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(561) 391-5676

May 11, 2015

**VIA FEDEX**

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

RE: Conversion of Connecticut Entities into Florida LLC (F.S. 608.1045)  
Our File No.: B-150362

Dear Sir or Ms.:

Enclosed please find the following:

1. Cover Letter, Articles of Conversion and Articles of Organization for 791 Atlantic Street Associates, LLC, a Connecticut LLC to become 791 Associates, LLC, a Florida LLC.
2. Cover Letter, Articles of Conversion and Articles of Organization for A.E.E. Realty Associates LLC, a Connecticut LLC to become A.E.E. Realty, LLC, a Florida LLC.
3. Cover Letter, Articles of Conversion and Articles of Organization for 18 Pulaski Street Associates, LLC, a Connecticut LLC to become Pulaski Associates, LLC, a Florida LLC.
4. Landis & Mallinger, P.L. check no. 006718 in the amount of \$540.00 made payable to "Florida Department of State".
5. Stamped, return addressed envelope.

Kindly process the enclosed documents and return to the undersigned certified copies as directed in the cover letters. Should you have any questions or require anything further, please do not hesitate to contact the undersigned.

Very truly yours,

LANDIS & MALLINGER, P.L.

  
Daniel M. Landis

DML/lf  
Enclosures

## COVER LETTER

**TO:** Registration Section  
Division of Corporations

**SUBJECT:** 791 ASSOCIATES, LLC

(Name of Resulting Florida Limited Company)

The enclosed Articles of Conversion, Articles of Organization, and fees are submitted to convert an "Other Business Entity" into a "Florida Limited Liability Company" in accordance with s. 605.1045, F.S.

Please return all correspondence concerning this matter to:

DANIEL M. LANDIS

(Contact Person)

LANDIS & MALLINGER, P.L.

(Firm/Company)

980 N. FEDERAL HWY, SUITE 302

(Address)

BOCA RATON, FLORIDA 33432

(City, State and Zip Code)

DAN@LANDISANDMALLINGER.COM

E-mail Address: (to be used for future annual report notifications)

For further information concerning this matter, please call:

DAN LANDIS

at ( 561 ) 391-5506

(Name of Contact Person)

(Area Code)

(Daytime Telephone Number)

Enclosed is a check for the following amount:

☐ \$150.00 Filing Fees  
(\$25 for Conversion  
& \$125 for Articles  
of Organization)

☐ \$155.00 Filing Fees  
and Certificate of  
Status

☒ \$180.00 Filing Fees  
and Certified Copy

☐ \$185.00 Filing Fees,  
Certified Copy, and  
Certificate of Status

**STREET ADDRESS:**

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

**MAILING ADDRESS:**

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

**Articles of Conversion**  
For  
**"Other Business Entity"**  
Into  
**Florida Limited Liability Company**

The Articles of Conversion **and attached Articles of Organization** are submitted to convert the following **"Other Business Entity" into a Florida Limited Liability Company** in accordance with s.605.1045, Florida Statutes.

1. The name of the "Other Business Entity" immediately prior to the filing of the Articles of Conversion is:  
791 ATLANTIC STREET ASSOCIATES, LLC (FEI 06-1593755)  
(Enter Name of Other Business Entity)

2. The "Other Business Entity" is a LIMITED LIABILITY COMPANY  
(Enter entity type. Example: corporation, limited partnership, general partnership, common law or business trust, etc.)

First organized, formed or incorporated under the laws of CONNECTICUT  
on AUGUST 31, 2000 (Enter state, or if a non-U.S. entity, the name of the country)  
(date of organization, formation or incorporation)

3. The name of the Florida Limited Liability Company as set forth in the **attached Articles of Organization**:  
791 ASSOCIATES, LLC  
(Enter Name of Florida Limited Liability Company)

4. If not effective on the date of filing, enter the effective date: \_\_\_\_\_  
(The effective date: 1) cannot be prior to date of receipt or filed date nor more than 90 days after the date this document is filed by the Florida Department of State; **AND** 2) must be the same as the effective date listed in the attached Articles of Organization, if an effective date is listed therein.)

**Note:** If the date inserted in this block does not meet the applicable statutory filing requirements, this date will not be listed as the document's effective date on the Department of State's records.

5. The plan of conversion has been approved in accordance with all applicable statutes.

FILED  
15 MAY 12 AM 8:55  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

Signed this 8<sup>th</sup> day of May 20 15.

**Signature of Authorized Representative of Limited Liability Company:**

Signature of Authorized Representative: [Signature]  
Printed Name: JOHN FRANCHINA Title: MANAGER

**Signature(s) on behalf of Other Business Entity: [See below for required signature(s)]**

Signature: Elizabeth Bello Franchina  
Printed Name: ELIZABETH BELLO FRANCHINA Title: MANAGER

Signature: \_\_\_\_\_  
Printed Name: \_\_\_\_\_ Title: \_\_\_\_\_

Signature: \_\_\_\_\_  
Printed Name: \_\_\_\_\_ Title: \_\_\_\_\_

Signature: \_\_\_\_\_  
Printed Name: \_\_\_\_\_ Title: \_\_\_\_\_

Signature: \_\_\_\_\_  
Printed Name: \_\_\_\_\_ Title: \_\_\_\_\_

Signature: \_\_\_\_\_  
Printed Name: \_\_\_\_\_ Title: \_\_\_\_\_

**If Florida Corporation:**

Signature of Chairman, Vice Chairman, Director, or Officer.

If Directors or Officers have not been selected, an Incorporator must sign.

**If Florida General Partnership or Limited Liability Partnership:**

Signature of one General Partner.

**If Florida Limited Partnership or Limited Liability Limited Partnership:**

Signatures of ALL General Partners.

**All others:**

Signature of an authorized person.

**Fees:**

Articles of Conversion:	\$25.00
Fees for Florida Articles of Organization:	\$125.00
Certified Copy:	\$30.00 (Optional)
Certificate of Status:	\$5.00 (Optional)

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SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

## ARTICLES OF ORGANIZATION FOR FLORIDA LIMITED LIABILITY COMPANY

### ARTICLE I - Name:

The name of the Limited Liability Company is:

791 ASSOCIATES, LLC (FEIN 06-1593755)

(Must end with the words "Limited Liability Company," "L.L.C.," or "LLC.")

### ARTICLE II - Address:

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

#### Principal Office Address:

1394 LANDS END ROAD

LANTANA, FL 33462

#### Mailing Address:

SAME

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

(The Limited Liability Company cannot serve as its own Registered Agent. You must designate an individual or another business entity with an active Florida registration.)

The name and the Florida street address of the registered agent are:

DANIEL M. LANDIS C/O LANDIS & MALLINGER, P.L.

Name

980 N. FEDERAL HWY, SUITE 302

Florida street address (P.O. Box NOT acceptable)


BOCA RATON

FL 33432

City

Zip

*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 605, F.S..*

  
\_\_\_\_\_  
Registered Agent's Signature (REQUIRED)

(CONTINUED)

15 MAY 12 AM 8:55  
STATE OF FLORIDA  
FALL ASSOCIATES, LLC  
11:30

**ARTICLE IV-**

The name and address of each person authorized to manage and control the Limited Liability Company:

**Title:**

"AMBR" = Authorized Member

"MGR" = Manager

MGR

**Name and Address:**

JOHN W. FRANCHINA

1394 LANDS END ROAD

LANTANA, FL 33462

MGR

ELIZABETH B. FRANCHINA

1394 LANDS END ROAD

LANTANA, FL 33462

(Use attachment if necessary)

**ARTICLE V:** Effective date, if other than the date of filing: \_\_\_\_\_ (OPTIONAL)

(If an effective date is listed, the date must be specific and cannot be more than five business days prior to or 90 days after the date of filing.)

**Note:** If the date inserted in this block does not meet the applicable statutory filing requirements, this date will not be listed as the document's effective date on the Department of State's records.

**ARTICLE VI:** Other provisions, if any.

**REQUIRED SIGNATURE:**



**Signature of a member or an authorized representative of a member**

(In accordance with section 605.0205 (3), Florida Statutes, the execution of this document constitutes an affirmation under the penalties of perjury that the facts stated herein are true. I am aware that any false information submitted in a document to the Department of State constitutes a third degree felony as provided for in s.817.155, F.S.)

JOHN W. FRANCHINA

Typed or printed name of signee

**Filing Fees**

**\$125.00 Filing Fee for Articles of Organization and Designation of Registered Agent**

**\$ 30.00 Certified Copy (Optional)**

**\$ 5.00 Certificate of Status (Optional)**

15 MAY 12 AM 8:55  
RECEIVED  
DEPARTMENT OF STATE  
TALLAHASSEE, FLORIDA