

L15000167271

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

☐ PICK-UP

☐ WAIT

☐ MAIL

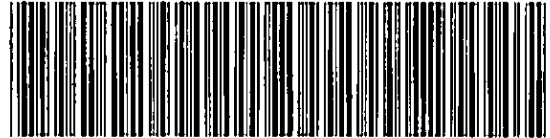
(Business Entity Name)

(Document Number)

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2022 MAR -7 AM 11:43

2022 MAR -7 AM 11:43

FILED

COVER LETTER

TO: Registration Section
Division of Corporations

SUBJECT: JSWR 14TH LLC

Name of Limited Liability Company

The enclosed Articles of Amendment and fee(s) are submitted for filing.

Please return all correspondence concerning this matter to the following:

Thomas J. Senatore

Name of Person

Firm/Company

2706 Shelby Parkway

Address

Cape Coral, FL 33904

City/State and Zip Code

t.senatore@bellacasaservices.com

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

For further information concerning this matter, please call:

Thomas J. Senatore

239
at ()

223-8130

Name of Person

Area Code

Daytime Telephone Number

Enclosed is a check for the following amount:

☒ \$25.00 Filing Fee

☐ \$30.00 Filing Fee &
Certificate of Status

☐ \$55.00 Filing Fee &
Certified Copy
(additional copy is enclosed)

☐ \$60.00 Filing Fee,
Certificate of Status &
Certified Copy
(additional copy is enclosed)

Mailing Address:

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

Street Address:

Registration Section
Division of Corporations
The Centre of Tallahassee
2415 N. Monroe Street, Suite 810
Tallahassee, FL 32303

FILED
2022 MAR -7 AM 11:43
TALLAHASSEE, FL
CLERK OF CIRCUIT COURT

**ARTICLES OF AMENDMENT
TO
ARTICLES OF ORGANIZATION
OF**

JSWR 14TH LLC

(Name of the Limited Liability Company as it now appears on our records.)
(A Florida Limited Liability Company)

The Articles of Organization for this Limited Liability Company were filed on 10-01-2015

and assigned

Florida document number L15000167271

This amendment is submitted to amend the following:

A. If amending name, enter the new name of the limited liability company here:

The new name must be distinguishable and contain the words "Limited Liability Company," the designation "LLC" or the abbreviation "L.L.C."

Enter new principal offices address, if applicable:

2706 Shelby Parkway

(Principal office address MUST BE A STREET ADDRESS)

Cape Coral, FL 33904

Enter new mailing address, if applicable:

2706 Shelby Parkway

(Mailing address MAY BE A POST OFFICE BOX)

Cape Coral, FL 33904

B. If amending the registered agent and/or registered office address on our records, enter the name of the new registered agent and/or the new registered office address here:

Name of New Registered Agent:

Thomas J. Senatore

New Registered Office Address:

2706 Shelby Parkway

Enter Florida street address

Cape Coral

Florida 33904

City

Zip Code

New Registered Agent's Signature, if changing Registered Agent:

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 relative 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. Or, if this document is being filed to merely reflect a change in the registered office address, I hereby confirm that the limited liability company has been notified in writing of this change.



If Changing Registered Agent, Signature of New Registered Agent

If amending Authorized Person(s) authorized to manage, enter the title, name, and address of each person being added or removed from our records:

MGR = Manager

AMBR = Authorized Member

<u>Title</u>	<u>Name</u>	<u>Address</u>	<u>Type of Action</u>
MGRM	Zane Lovelace	386 S. Atlantic Ave #1032	<input type="checkbox"/> Add
		Ormond Beach, FL 32176	<input checked="" type="checkbox"/> Remove
			<input type="checkbox"/> Change
MGRM	Claire Bancal Ventures LLC	2706 Shelby Parkway	<input checked="" type="checkbox"/> Add
		Cape Coral, FL 33904	<input type="checkbox"/> Remove
			<input type="checkbox"/> Change
			<input type="checkbox"/> Add
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			<input type="checkbox"/> Change

[illegible]

(If an effective date is listed, the date must be specific and cannot be prior to date of filing or more than 90 days after filing.) Pursuant to 605.0207 (3)(b)

If the record specifies a delayed effective date, but not an effective time, at 12:01 a.m. on the earlier of: (b) The 90th day after the record is filed.

Signature of member or authorized representative of a member

typed or printed name of signee

Filing Fee: \$25.00

JSWR 14TH, LLC
2706 Shelby Parkway
Cape Coral, FL 33904

Resolution of the Members of JSWR 14TH, LLC

I, **JASWIR KAUR KARTAR SINGH**, Managing Member of JSWR 14TH, LLC organized and existing under the laws of Florida and having its principal place of business at 2706 Shelby Parkway, Cape Coral, FL 33904 hereby certify that the following is a true copy of a resolution adopted by the Managers of the Limited Liability Company at a meeting at which a quorum was present and voting throughout and that such resolution is now in full force and effect and is in accordance with the provisions of the charter and by-laws of the Limited Liability Company.

RESOLVED: That the Limited Liability Company authorizes and approves:

1. The sale of, **JSWR 14TH, LLC** to **CLAIRE BANCALE VENTURES LLC**, and that
2. Thomas James Senatore is the managing member of CLAIRE BANCALE VENTURES LLC and authorized to execute contracts, HUD's, Closing Statements, Deeds and any other document required to sell the property described below on behalf of the Limited Liability Company.
3. Property: **3409 NW 14TH TER, Cape Coral, Florida** and all right of redemption from Tax Deed sales

I further certify that this Limited Liability Company is duly organized and existing and has the power to take the action called for by the foregoing resolution.

For JSWR 14TH LLC:

Signed: **JASWIRKAUR**

Dated: 03/02/2022 12 33 PM MT

JASWIR KAUR KARTAR SINGH, as its Managing Member

JKKS/ _____

Certificate of Authenticity

Session Information

Signing Session ID:	3aa9bc14-adb2-455a-814f-a0f09753fc84	Status:	Completed
Transaction Name:	JSWR 14TH LLC - Tax Deed Surplus	Created On:	03/01/2022 5:04:08 PM EST
Session Title:	LLC Purchase agreement	Last Modified:	03/02/2022 4:31:31 AM EST
Documents:	1	Owner:	Thomas Senatore
Signers:	2	Company:	Bella Casa Services LLC

Signer Information

Signature Events	Signature	Timestamp
JASWIRKAUR jswrkaur@yahoo.com	JASWIRKAUR	Sent: 03/01/2022 5:07:29 PM EST Viewed: 03/01/2022 11:33:20 PM EST
Signer Security: Email	IP Address: 202.188.219.240 ID: 99c51159-a652-446a-a5f0-23b30ff2d91e	Disclosure: 03/01/2022 11:33:20 PM EST Signed: 03/01/2022 11:47:24 PM EST
Thomas Senatore t.senatore@bellacasaservices.com	Thomas Senatore	Sent: 03/01/2022 11:47:27 PM EST Viewed: 03/02/2022 4:30:41 AM EST
Signer Security: Email	IP Address: 73.54.57.5 ID: 072fd3e7-5743-41f1-9199-05ca1e52b831	Disclosure: 03/02/2022 4:30:41 AM EST Signed: 03/02/2022 4:31:30 AM EST

Session Documents

Document	Signatures	Initials	Dates	FormFields	Dropdown	Checkbox	RadioButton
PurchaseofBusinessAgreement.pdf	4	30	4	0	0	0	0

Session Activity

Timestamp	IP Address	Activity
03/02/2022 4:31:31 AM EST	73.54.57.5	Session completed and closed by Thomas Senatore
03/02/2022 4:31:30 AM EST	73.54.57.5	Signing Completed by Thomas Senatore (t.senatore@bellacasaservices.com)
03/02/2022 4:30:41 AM EST	73.54.57.5	Signature created and disclosure approved by Thomas Senatore (t.senatore@bellacasaservices.com)
03/01/2022 11:47:27 PM EST	202.188.219.240	Invitation sent to Thomas Senatore (t.senatore@bellacasaservices.com) by Thomas Senatore
03/01/2022 11:47:24 PM EST	202.188.219.240	Signing Completed by JASWIRKAUR (jswrkaur@yahoo.com)
03/01/2022 11:37:20 PM EST	202.188.219.240	Signature created and disclosure approved by JASWIRKAUR (jswrkaur@yahoo.com)

03/01/2022 11:37:20 PM EST	202.188.219.240	Signer modified signature from JASWIR KAUR KARTAR SINGH to JASWIRKAUR (jswrkaur@yahoo.com)
03/01/2022 11:34:44 PM EST	202.188.219.240	Signature created and disclosure approved by JASWIR KAUR KARTAR SINGH (jswrkaur@yahoo.com)
03/01/2022 11:33:20 PM EST	202.188.219.240	Signature created and disclosure approved by JASWIR KAUR KARTAR SINGH (jswrkaur@yahoo.com)
03/01/2022 11:31:39 PM EST	202.188.219.240	Signature created and disclosure approved by JASWIR KAUR KARTAR SINGH (jswrkaur@yahoo.com)
03/01/2022 5:07:29 PM EST	73.54.57.5	Invitation sent to JASWIR KAUR KARTAR SINGH(jswrkaur@yahoo.com) by Thomas Senatore
03/01/2022 5:07:29 PM EST	73.54.57.5	eSignOnline Session Created by Thomas Senatore

Disclosure

Consumer Disclosure

Please read the information below regarding the terms and conditions of receiving documents, contracts, and disclosures electronically through the eSign Online electronic signature system. If this information is to your satisfaction and you agree to the terms and conditions, please confirm your acceptance and agreement by checking the box 'I Agree to the above Consumer Disclosure' and selecting the 'Create and Approve Signature button'.

Electronic distribution of documents and contracts

Bella Casa Services LLC (We, us, or the Company) acknowledges your agreement to receive required documents, contracts, notices, disclosures, authorizations, and other documents electronically through the eSign Online electronic signature system. We appreciate and thank you for doing your part to go paperless and save our environment. Through the eSign Online electronic signature system, we are able to save time and process a transaction faster. We do not have to print and mail paper copies, wait for signatures that could take days or weeks, and there are no delays associated with waiting for you to mail it back to us. Unless you tell us otherwise in accordance with the procedures described herein this disclosure, we will provide documents through this electronic method during the course of our relationship with you. If you do not agree with this process and method, please let us know as described below.

Bella Casa Services LLC outsources personal information to a third party processing and storage service provider which is located in the USA. The Buyer and Seller hereby acknowledge that personal information processed and stored by a US third party service provider is subject to the laws of that country and that information may be made available to the US government or its agencies under a lawful order made in that country.

Paper copies

During the signing process on eSign Online, you will have the opportunity to download and print your copies of the documents before and after signing. At any time, you may contact us to obtain paper copies of documents that have been provided to you electronically. To request paper copies, you must send an email to t.senatore@bellacasaservices.com and in the body of the email state your full name, address, telephone number, and the name of the document or transaction that you would like a paper copy for. If any fees apply, we will notify you.

Withdrawing your consent to sign electronically

Once you have decided and agreed to the following disclosure to sign documents electronically, you may at any time thereafter decide to withdraw your consent and receive required documents only in paper format. There are several ways to inform us that you no longer wish to receive documents and sign electronically:

- During the electronic signing process, you may elect to 'decline' and indicate your reasons for declining and withdrawing your consent.
- Send an email to t.senatore@bellacasaservices.com and in the body of the email indicate your full name, address, telephone number and that you no longer wish to sign electronically and instead would like to receive paper copies

Please be aware that withdrawing your consent to sign electronically may result in delays and/or more time to complete a transaction. We will then have to print and mail paper copies to you, wait for you to receive and sign documents, then wait for you to mail it back and follow the same procedure with other parties to the transaction.

How to contact Bella Casa Services LLC

At any time, you may contact us to change your email and contact information, request paper copies, or to indicate your change in consent to sign electronically hereafter.

Contact Name : Thomas Senatore
Email Address : t.senatore@bellacasaservices.com
Phone Number :

Hardware and Software Requirements

The following are minimum hardware and software requirements to use the eSign Online electronic signature system.

Operating Systems: Windows® 10, Windows® 8, Windows® 7, Windows Vista®, Mac OS® X 10.6 and higher.

Browsers: Google Chrome® 36 and higher, Internet Explorer® 9.0 and higher, Mozilla Firefox® 31.0 and higher, Safari® 5.1.7 and higher.

Screen Resolution: 800 x 600 minimum

Security Settings: Allow per session cookies

PDF Reader: Acrobat® or similar software to view and print PDF files

Your Acknowledgment and Consent to use electronic signatures

To confirm to us that you can access this information electronically, which will be similar to other electronic documents that we will provide to you, please verify that you were able to read this electronic consumer disclosure and that you also were able to print on paper or electronically save this page for your future reference and access. Further, you consent to receiving notices and disclosures in electronic format on the terms and conditions described herein this consumer disclosure, please let us know by checking the 'I agree with the above Consumer Disclosure' box below.

By checking the 'I agree with the above Consumer Disclosure' box, I confirm that I can access and read this electronic consumer disclosure to consent to receipt of electronic documents, I can print on paper if I so choose, the disclosure and/or save to a place where I can print it for future reference and access, and until I notify Bella Casa Services LLC otherwise, I consent to receive from Bella Casa Services LLC electronic documents that are required to be provided or made available to me by Bella Casa Services LLC during the course of my relationship with Bella Casa Services LLC.

Claire Bancale Ventures, LLC

2706 Shelby Parkway, Cape Coral, Florida 33904
239-223-8130 cell T.Senatore@BellaCasaServices.com

Dated: 02 March 2022

To: Kathleen T. Smith
Executive Assistant
Department of State
Division of Corporations

RE: Zane Lovelace, fraudulent filing on Sunbiz for my entity, L15000167271

Dear Kathleen,

I have attached the amendment for JSWR 14th LLC for which I am the legal owner. This is another LLC of mine which Zane Lovelace has attempted to illegally take over and without any proper authorization.

I have filed criminal complaints with the Cape Coral Police Department and notified the State Attorneys office in my county.

Please expedite this application as he has already made claim to our funds held with the Lee County Clerk of Courts Tax Deed Surplus funds. He is using your system to illegally represent himself as the owner of my LLC.

The true managing member for JSWR 14th LLC is CLAIRE BANCALE VENTURES LLC of which I am the manager.

Respectfully Submitted,

Thomas J. Senatore

Thomas J. Senatore, Owner