

2/10/2016

**L16000029163**

Florida Department of State  
Division of Corporations  
Electronic Filing Cover Sheet

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**To:**

Division of Corporations  
Fax Number : (850)617-6381

**From:**

Account Name : CORPORATE CREATIONS INTERNATIONAL INC.  
Account Number : 110432003053  
Phone : (561)694-8107  
Fax Number : (561)694-1639

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

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**FLORIDA LIMITED LIABILITY CO.**

**Graber Realty Group, LLC**

Certificate of Status	1
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TALLAHASSEE, FLORIDA

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February 11, 2016

FLORIDA DEPARTMENT OF STATE  
Division of Corporations  
CORPORATE CREATIONS INTERNATIONAL INC.

SUBJECT: GRABER REALTY GROUP, LLC  
REF: W16000010609

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 document must contain written acceptance by the registered agent, (i.e. "I hereby am familiar with and accept the duties and responsibilities as registered agent for said corporation/limited liability company"); and the registered agent's signature.

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) 245-6052.

Teresa Brown  
Regulatory Specialist II

FAX Aud. #: H16000034738  
Letter Number: 716A00002974

## ARTICLES OF ORGANIZATION

### Article I. Name

The name of this Florida limited liability company is:  
Graber Realty Group, LLC

### Article II. Address

The street address of the Company's initial principal office is:  
Graber Realty Group, LLC  
12555 Biscayne Blvd. #877, N  
North Miami Beach FL 33181

The mailing address of the Company's initial principal office is:  
Graber Realty Group, LLC  
12555 Biscayne Blvd. #877, N  
North Miami Beach FL 33181

### Article III. Registered Agent

The name and street address of the Company's registered agent is:  
Patrick Joyce  
12555 Biscayne Blvd. #877, N  
North Miami Beach FL 33181

### Article IV. Transferability of Membership Interests

No members shall have the right to assign their membership interests in the Company without the written agreement of all of the membership interests, unless otherwise provided in the Company's Operating Agreement. If the assignment is not approved by all of the membership interests, the assignee shall have no right to become a member, to participate in the management of the Company, or to exercise any other rights or powers of a member. The assignee shall 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.

Corporate Creations International Inc.  
11380 Prosperity Farms Road #221E  
Palm Beach Gardens FL 33410  
(561) 694-8107

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#### Article V. Distribution of Profits

Unless otherwise provided in the Company's Operating Agreement, there shall not be any distribution of profits unless each separate distribution is approved by the affirmative vote of members who own more than 50% of the voting interest in the Company. The voting members shall have complete discretion on when and if to approve any distribution of profits.

#### Article VI. Management

This will be a manager-managed company. The name and address of each manager is:

Patrick Joyce  
12555 Biscayne Blvd. #877, N  
North Miami Beach FL 33181

#### Article VII. Company Existence

The Company's existence shall begin effective as of February 10, 2016.

The undersigned authorized representative of a member executed these Articles of Organization on 2/10/2016.



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CORPORATE CREATIONS INTERNATIONAL INC.

Jim "JP" Perkins Executive Vice President and Chief Relationship Officer  
by Jessica Morales as attorney-in-fact

Corporate Creations International Inc.  
11380 Prosperity Farms Road #221E  
Palm Beach Gardens FL 33410  
(561) 694-8107

## STATEMENT OF REGISTERED AGENT

### LIMITED LIABILITY COMPANY:

Graber Realty Group, LLC

### REGISTERED AGENT/OFFICE:

Patrick Joyce

12555 Biscayne Blvd. #877, N  
North Miami Beach FL 33181

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I agree to act as registered agent to accept service of process for the company named above at the place designated in this Statement. I agree to comply with the provisions of all statutes relating to the proper and complete performance of the registered agent duties. I am familiar with and accept the obligations of the registered agent position.

  
\_\_\_\_\_  
PATRICK JOYCE

by Jessica Morales as attorney-in-fact

Date: February 10, 2016.

Corporate Creations International Inc.  
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