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To:

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

From:

Account Name : LAW OFFICES OF SANFORD M. REINSTEIN, P.A.
Account Number : I20130000013
Phone : (954)792-1925
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FLORIDA LIMITED LIABILITY CO.

70 West 51 Street, LLC

Certificate of Status	0
Certified Copy	0
Page Count	03
Estimated Charge	\$125.00

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20 OCT -1 PM 5:17

STATE OF FLORIDA
TALLAHASSEE, FLORIDA

2023 OCT -1 PM 1:02

ARTICLES OF ORGANIZATION
OF

70 West 51 Street, LLC

These Articles of Organization are made for the purpose of organizing a Florida Limited Liability Company under the Florida Limited Liability Company Act.

1. Name: The name of the limited liability company is 70 West 51 Street, LLC.
2. Duration: The Company shall exist from the date of the filing of these Articles with the Secretary of State until the occurrence of any of the events specified in Florida Statutes, unless continued by the unanimous consent of all of the remaining members.
3. Mailing Address and Street Address: The Company's mailing address and street address is 3250 NW 135 St., Opa Locka, FL 33054.
4. Registered Agent and Office: The name of the initial registered agent of the Company is Elio Guerrero.

The street address of the initial registered agent of the company is:
3250 NW 135 St., Opa Locka, FL 33054.

5. Additional Members: Additional members to the Company may be admitted, but only if all the current members agree to the admission of the additional members and to the terms of admission.
6. Termination of Membership: If a member of the Company dies, retires, resigns, is expelled, is dissolved, experiences bankruptcy, or upon the occurrence of any other event which terminates the continued membership of member in the Company, the remaining members may, by unanimous written agreement, continue the business of the Company.
7. Management of the Company: The following person will be the day-to-day manager: Elio Guerrero. Address: 3250 NW 135 St., Opa Locka, FL 33054.
8. Regulations: The members shall have the power to adopt, alter, amend, or repeal regulations of the Company containing provisions for the regulation and management of the affairs of the Company.
9. Existence: The existence of the Company shall commence on the date of filing of the Articles of Organization by the Florida Secretary of State.

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TALLAHASSEE, FLORIDA

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The undersigned executed these Articles of Organization on 9/24/20.



Elio Guerrero, Member

In accordance with section 605, 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.

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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

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CERTIFICATION OF DESIGNATION OF
REGISTERED AGENT / REGISTERED OFFICE

Pursuant to the Provisions of Section 605.0113, Florida Statutes, the undersigned Limited Liability Company submits the following statement in designation of the Registered Office/Registered Agent, in the State of Florida.

1. The name of the Limited Liability Company is 70 West 51 Street, LLC
2. The name and address of the Registered Agent and office is:
Elio Guerrero , Address: 3250 NW 135 St., Opa Locka, FL 33054.

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 provision 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.

Dated: 9/24/20


Elio Guerrero

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TALLAHASSEE, FLORIDA

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