

**Electronic Articles of Organization  
For  
Florida Limited Liability Company**

L20000382627  
FILED 8:00 AM  
December 07, 2020  
Sec. Of State  
jsadler

**Article I**

The name of the Limited Liability Company is:

MODIVA305 LLC

**Article II**

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

9306 NW 4TH AVE  
MIAMI, FL. US 33150

The mailing address of the Limited Liability Company is:

9306 NW 4TH AVE  
MIAMI, FL. US 33150

**Article III**

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

MONA L LUBIN  
9306 NW 4TH AVE  
MIAMI, FL. FL

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.

Registered Agent Signature: MONA LISA LUBIN

## **Article IV**

The name and address of person(s) authorized to manage LLC:

Title: MGR  
GERTY NAZAIRE  
1561 NE 160TH ST.  
MIAMI, FL. 33162 US

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Signature of member or an authorized representative

Electronic Signature: MONA LUBIN

I am the member or authorized representative submitting these Articles of Organization and affirm that the facts stated herein are true. I am aware that 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. I understand the requirement to file an annual report between January 1st and May 1st in the calendar year following formation of the LLC and every year thereafter to maintain "active" status.