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**FLORIDA LIMITED LIABILITY CO.  
ISABELLA ON THE WATER, LLC**

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**ARTICLES OF ORGANIZATION  
FOR  
ISABELLA ON THE WATER, LLC**

**ARTICLE I**

**NAME**

The name of the limited liability company is **ISABELLA ON THE WATER, LLC** (the "Company").

**ARTICLE II**

**ADDRESS**

The mailing address and street of the Company's principal office is **411 Winters Street, West Palm Beach, FL 33405**.

**ARTICLE III**

**PURPOSE AND POWERS**

Except as restricted these Articles of Organization, this limited liability company is organized for each and every legal and lawful purpose for which a limited liability company may be organized pursuant to the Florida Limited Liability Company Act, .

Except as restricted by these Articles of Organization, this limited liability company shall have and may exercise all powers and rights which a limited liability company may exercise under Florida law or the laws of the United States of America.

**ARTICLE IV**

**DURATION**

The period of duration for the Company is perpetual, or until dissolved pursuant the Company's regulations; beginning on the dates these articles of Organization are filed by the Florida Department of State.

**ARTICLE V**

**REGISTERED AGENT AND OFFICE**

The Name of the Company's initial registered agent is **MARTHA RUTH REYES**. The street address of the Company's registered agent in Florida is **411 Winters Street, West Palm Beach, FL 33405**.

**ARTICLE VI****AUTHORIZED REPRESENTATIVE**

The names and addresses of the persons signing this Articles of Organization as authorized representative of the members are: **MARTHA RUTH REYES, of 411 Winters Street, West Palm Beach, FL 33405 and RAFAEL JUAN PEREZ, of 411 Winters Street, West Palm Beach, FL 33405.**

**ARTICLE VII****MANAGEMENT**

The Company is to be managed by its managing members and is, therefore, a manager – managed Company. This Company shall initially have two managers. The names and addresses of the initial managing members are identified as follows: **MARTHA RUTH REYES, of 411 Winters Street, West Palm Beach, FL 33405 and RAFAEL JUAN PEREZ, of 411 Winters Street, West Palm Beach, FL 33405.**

**ARTICLE VIII****ADMISSION OF NEW MEMBERS**

The then existing members of the Company shall have the right to admit new members. Additional members may be admitted only by the unanimous written consent of the existing members, and the existing member shall determine the amount and nature of contributions by new members at the time the new members are admitted.


**ARTICLE IX****CONTINUATION OF BUSINESS**


The remaining members of the Company may not continue the business on the death, retirement, resignation, expulsion, bankruptcy, or dissolution of a member in the Company unless there is a unanimous written consent by the remaining members to do so.

**ARTICLE X****ADDITIONAL PROVISIONS**

The power to adopt, alter, amend, or repeal any provision contained in these Articles of Organization or the Regulations of the Company is vested entirely in the managing members listed above in Article VI herein, and only by written consent, in accordance with the Florida Limited Liability Company Act.

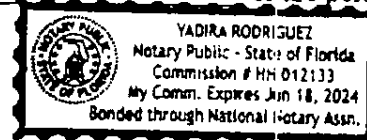
IN WITNESS WHEREOF, the undersigned has executed these Articles of Organization  
this 29 day of March 2021.

  
\_\_\_\_\_  
MARTHA RUTH REYES  
Authorized representative

  
\_\_\_\_\_  
RAFAEL JUAN PEREZ  
Authorized representative

STATE OF FLORIDA           )  
  ) SS:  
COUNTY OF PALM BEACH )

The foregoing instrument was sworn and acknowledged before by means of X physical  
presence or    on line notarization on this 29 day of March 2021, by **MARTHA RUTH  
REYES and RAFAEL JUAN PEREZ**, as authorized representatives of the members, who  
produced the following identification driver license or are personally  
known to me.



My Commission Expires:

\_\_\_\_\_  
NOTARY PUBLIC, State of Florida at Large

07  
This document was prepared by:  
**MANUEL CHONG CUAN, JR., ESQ.**  
Attorney at Law  
1105 SW 87<sup>th</sup> Avenue  
Miami, FL 33174  
Tel. (305) 264-4542  
Fax (305) 264-4530  
E-mail: chonglaw@bellsouth.net


**CERTIFICATE OF DESIGNATION OF  
REGISTERED AGENT/REGISTERED OFFICE**

The name of the limited liability company is **ISABELLA ON THE WATER, LLC.**

The name and address of the registered agent and office is: **MARTHA RUTH REYES,  
411 Winters Street, West Palm Beach, FL 33045.**

Having been named as registered agent and to accept service of process for the above named 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 in Chapter 605, F.S.

Dated: March 29, 2021

  
**MARTHA RUTH REYES**  
**Registered agent**