

L21000479850

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

☐ PICK-UP ☐ WAIT ☐ MAIL

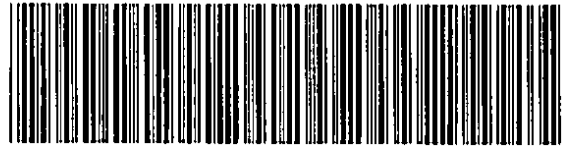
(Business Entity Name)

(Document Number)

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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

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2023 SEP -1 AM 10:33

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

CAPITAL CONNECTION, INC.

417 E. Virginia Street, Suite 1 • Tallahassee, Florida 32301
(850) 224-8870 • 1-800-342-8062 • Fax (850) 222-1222

SOUTH FLA PROPERTY HOLDINGS LLC

Please Debit FCA000000003 For: 25

Thank you Seth Neeley



Signature

Requested by:

Name _____ Date _____ Time _____

Walk-In _____ Will Pick Up _____

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____ Art of Inc. File _____
____ LTD Partnership File _____
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____ Art. of Amend. File _____
____ RA Resignation _____
____ ☒ Dissolution / Withdrawal _____
____ Annual Report / Reinstatement _____
____ Cert. Copy _____
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____ Certificate of Good Standing _____
____ Certificate of Status _____
____ Certificate of Fictitious Name _____
____ Corp Record Search _____
____ Officer Search _____
____ Fictitious Search _____
____ Fictitious Owner Search _____
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2023 SEP -1 PM 1:11

ARTICLES OF DISSOLUTION
FOR
SOUTH FLA PROPERTY HOLDINGS LLC
a Florida limited liability company

CLERK OF STATE
TALLAHASSEE, FLORIDA

Pursuant to the provisions of §605.0701 and §605.0707 of the Florida Revised Limited Liability Company Act (the "Act") and for the purpose of effecting the dissolution (the "Dissolution") of South FLA Property Holdings LLC, a Florida limited liability company (the "Company"), the Company has adopted these articles of dissolution (the "Articles of Dissolution").

1. The name of the Company is South FLA Property Holdings LLC, a Florida limited liability company.
2. The Articles of Organization of the Company were filed on November 9, 2021 and assigned Document Number L21000479850.
3. The manager of the Company (the "Manager") and the members of the Company (the "Members"), as evidenced by each of their signatures below, unanimously approves the Dissolution of the Company.
4. The Company no longer holds any assets and is not conducting any business; as such, the Members of the Company desire to dissolve the Company.
5. All debts, obligations and liabilities of the Company have been paid or discharged.
6. There are no suits pending against the Company in any court.
7. Upon the filing of these Articles of Dissolution, the Company shall cease conducting its business and shall continue solely for the purpose of winding up its affairs in accordance with applicable provisions of the Act.

[Remainder of Page Intentionally Left Blank; Signatures Follow]

IN WITNESS WHEREOF, these Articles of Dissolution have been executed on the 28th day of August 2023.

South FLA Property Holdings LLC,
a Florida limited liability company

THE MANAGER:

South FLA Property Management LLC,
a Florida limited liability company

By: Russell Stephens

Name: Russell Stephens

Title: Manager

THE MEMBERS:

Class A Members:

Russell Stephens
Russel Stephens, an individual

TT Events Management LLC

By: _____

Name: Joseph Chantonio

Title: Authorized Signatory

North Plaza Investments LLC

By: _____

Name: Harmeet Chawla

Title: Authorized Signatory

IN WITNESS WHEREOF, these Articles of Dissolution have been executed on the 28th day of August 2023.

**South FLA Property Holdings LLC,
a Florida limited liability company**

THE MANAGER:

South FLA Property Management LLC,
a Florida limited liability company

By: _____

Name: Russell Stephens

Title: Manager

THE MEMBERS:

Class A Members:

Russel Stephens, an individual

TT Events Management LLC

By: Joe Giantonio

Name: Joseph Giantonio

Title: Authorized Signatory

North Plaza Investments LLC

By: _____

Name: Harmeet Chawla

Title: Authorized Signatory

IN WITNESS WHEREOF, these Articles of Dissolution have been executed on the 28th day of August 2023.

South FLA Property Holdings LLC,
a Florida limited liability company

THE MANAGER:

South FLA Property Management LLC,
a Florida limited liability company

By: _____

Name: Russell Stephens

Title: Manager

THE MEMBERS:

Class A Members:

Russel Stephens, an individual

TT Events Management LLC

By: _____

Name: Joseph Giantonio

Title: Authorized Signatory

North Plaza Investments LLC

By:  _____

Name: Harneet Chawla

Title: Authorized Signatory

Andrew M. Heller Revocable Trust U/A/D August 8,
2001 as amended

By: Andrew Heller

Name: Andrew M. Heller

Title: Trustee

Daytona Land Management LLC

By: _____

Name: Allan Detert

Title: Authorized Signatory

Class B Members:

Russel Stephens, an individual

TT Events Management LLC

By: _____

Name: Joseph Giantonio

Title: Authorized Signatory

North Plaza Investments LLC

By: _____

Name: Harneet Chawla

Title: Authorized Signatory

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2001 as amended

By: _____

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Title: Trustee

Daytona Land Management LLC

By: Allan Detert _____

Name: Allan Detert

Title: Authorized Signatory

Class B Members:

Russel Stephens, an individual

TT Events Management LLC

By: _____

Name: Joseph Giantonio

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Daytona Land Management LLC

By: Allan Detert _____

Name: Allan Detert

Title: Authorized Signatory

NOTICE OF DISSOLUTION
FOR
SOUTH FLA PROPERTY HOLDINGS LLC
a Florida limited liability company
(the "Notice")

FILED
2023 SEP -1 PM 1:11

TALLAHASSEE, FLORIDA

This Notice of Limited Liability Company Dissolution is submitted by the dissolving limited liability company named below for resolution of payment of unknown claims against this limited liability company as provided in Section 605.0712, Florida Statutes.

Name of Limited Liability Company: South FLA Property Holdings LLC

Document Number of Limited Liability Company: L21000479850

Date of Dissolution: The dissolution of the Company shall be effective upon the date of filing of the Articles of Dissolution with the Secretary of State of Florida.

Description of Information that must be included in a written claim: The information that must be included in a claim submitted pursuant to this Notice shall be as follows:

- (a) Name, address and telephone number of claimant.
- (b) Amount of claim, including, if applicable, principal, interest, penalties or other fees or charges.
- (c) A statement of the basis for the claim.
- (d) A copy of any and all writings evidencing the claim or upon which the claim is based.
- (e) A statement of whether or not the claimant has other claims against the company or its managers, officers, agents or representatives, in their capacities as such, and, if the claimant states that the claimant has other claims, a statement of whether or not such other claims are being submitted pursuant to this Notice, or if such other claims will not be so submitted, a statement as to the reason why.

Mailing address where claims can be sent: A claim submitted pursuant to this Notice shall be mailed by certified or registered mail, return receipt requested, postage prepaid, to the following party:

Russell Stephens
9139 NW 41st Manor
Coral Springs, Florida 33065

[Remainder of Page Intentionally Left Blank; Signature Appears Next Page]

A CLAIM AGAINST SOUTH FLA PROPERTY HOLDINGS LLC WILL BE BARRED UNLESS A PROCEEDING TO ENFORCE THE E CLAIM IS COMMENCED WITHIN FOUR (4) YEARS AFTER THE FILING OF THIS NOTICE.

South FLA Property Holdings LLC,
a Florida limited liability company

THE MANAGER:

South FLA Property Management LLC,
a Florida limited liability company

By: Russell Stephens

Name: Russell Stephens

Title: Manager

THE MEMBERS:

Class A Members:

Russell Stephens
Russel Stephens, an individual

TT Events Management LLC

By: _____

Name: Joseph Giantonio

Title: Authorized Signatory

**A CLAIM AGAINST SOUTH FLA PROPERTY HOLDINGS LLC WILL BE BARRED UNLESS
A PROCEEDING TO ENFORCE THE E CLAIM IS COMMENCED WITHIN FOUR (4) YEARS
AFTER THE FILING OF THIS NOTICE.**

**South FLA Property Holdings LLC,
a Florida limited liability company**

THE MANAGER:

**South FLA Property Management LLC,
a Florida limited liability company**

By: _____

Name: Russell Stephens

Title: Manager

THE MEMBERS:

Class A Members:

Russel Stephens, an individual

TT Events Management LLC

By: Joe Giantonio _____

Name: Joseph Giantonio

Title: Authorized Signatory

North Plaza Investments LLC

By: 

Name: Harmeet Chawla

Title: Authorized Signatory

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2001 as amended

By: _____

Name: Andrew M. Heller

Title: Trustee

Daytona Land Management LLC

By: _____

Name: Allan Detert

Title: Authorized Signatory

Class B Members:

Russel Stephens, an individual

TT Events Management LLC

By: _____

Name: Joseph Giantonio

Title: Authorized Signatory

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CLERK OF DISTRICT COURT
TALLAHASSEE, FLORIDA