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To: Division of Corporations  
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FLORIDA LIMITED LIABILITY CO.  
1071 NE 2nd Terrace, LLC

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

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**ARTICLES OF ORGANIZATION  
OF  
1071 NE 2<sup>nd</sup> TERRACE, LLC**

THE UNDERSIGNED, pursuant to the provisions of Chapter 605 of the Florida Revised Limited Liability Company Act, for the purpose of forming a Florida Limited Liability Company (the "Company") under the laws of the State of Florida does set forth the following:

**ARTICLE I - Name:**

The name of the Limited Liability Company is 1071 NE 2<sup>nd</sup> TERRACE, LLC.

**ARTICLE II - Duration:**

The period of duration for the Limited Liability Company shall begin with the filing of these Articles with the Florida Department of State, and shall exist perpetually, unless sooner dissolved in accordance with the Operating Agreement of the Limited Liability Company or Florida law.

**ARTICLE III - Address:**

The mailing address and street address of the principal office of the Limited Liability Company is 17615 Lakes Estates Drive, Boca Raton, Florida 33496.

**ARTICLE IV - Registered Agent:**

The name and address of the initial registered agent for this Limited Liability Company is Greenspoon Marder LLP, 200 E. Broward Boulevard, Suite 1800, Fort Lauderdale, FL 33301.

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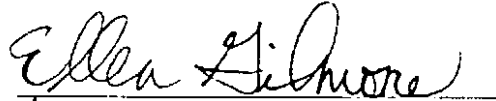
**ARTICLE V - Management:**

Initially, the Company shall be manager managed and the initial managers shall be as listed below; provided, that the Company may determine, from time to time, to become member managed or change the manager from time to time and the Company reserves the right to update such information through its annual report filings, amendments to the Company's operating agreement, or as otherwise provided by applicable law:

Elliot Schnier  
17615 Lakes Estates Drive  
Boca Raton, FL 33496

Shelley Schnier  
17615 Lakes Estates Drive  
Boca Raton, FL 33496

Whereof, the undersigned has executed these Articles the 29<sup>th</sup> day of November, 2021.



Ellen Gilmore, Esq.  
Authorized Representative of Member

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**CERTIFICATE 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 DESIGNATING THE REGISTERED OFFICE/REGISTERED AGENT, IN  
THE STATE OF FLORIDA.

1. The name of the Limited Liability Company is:

1071 NE 2<sup>nd</sup> TERRACE, LLC

2. The name and address of the registered agent and office is:

Greenspoon Marder LLP  
200 E. Broward Boulevard, Suite 1800  
Fort Lauderdale, FL 33301

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*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 its duties, and I am familiar with and accept the obligations of its position as registered agent.*



Ellen Gilmore, Esq. for the firm

(Signature)

November 29, 2021

(Date)