

L22000080766

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

☐

PICK-UP

☐

WAIT

☐

MAIL

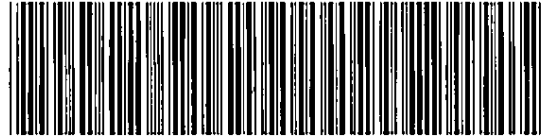
(Business Entity Name)

(Document Number)

Certified Copies \_\_\_\_\_ Certificates of Status \_\_\_\_\_

Special Instructions to Filing Officer:

Office Use Only



800379012228

02/28/22--01001--026 \*\*310.00

RECEIVED

2022 FEB 25 PM 3:17

ALLAHASSEE, FLOR

FILED

2022 FEB 25 PM 12:53

ALLAHASSEE, FL

FLORIDA RESEARCH & FILING SERVICES, INC.

1211 CIRCLE DR

TALLAHASSEE, FL 32301

PH: 850-524-4381

PLEASE FILE THE ATTACHED ARTICLES FOR:

1. ARBOR CAPITAL PROPERTIES LLC

PLEASE RETURN A CERTIFIED COPY

CHECK# 9188      FOR: \$310.00      (\$155.00 for this filing)

THANK YOU!

**ARTICLES OF ORGANIZATION**  
**ARBOR CAPITAL PROPERTIES LLC**

**ARTICLE I**  
**NAME**

The name of this Limited Liability Company shall be **ARBOR CAPITAL PROPERTIES LLC** (the "Company").

**ARTICLE II**  
**PRINCIPAL PLACE OF BUSINESS**

The principal place of business of the Company shall be 240 Crandon Boulevard, Suite 228, Key Biscayne, FL 33149, and such other place or places as the member from time to time may determine. The mailing address of the Company is 240 Crandon Boulevard, Suite 228, Key Biscayne, FL 33149.

**ARTICLE III**  
**INITIAL REGISTERED OFFICE AND**  
**REGISTERED AGENT**

The initial registered agent of the Company shall be Atrium Registered Agents, Inc. The address of the initial registered agent is 8950 S.W. 74<sup>th</sup> Court, Suite 1901, Miami, FL 33156.

**ARTICLE IV**  
**MANAGEMENT**

The Limited Liability Company is to be managed by one or more managers and is, therefore, a manager – managed company. The name and address of the manager who will serve as manager until the first annual meeting of members or until her successor is selected and qualified in accordance with the Operating Agreement or applicable law is:

Andrea Cross  
240 Crandon Boulevard  
Suite 228  
Key Biscayne, FL 33149

**ARTICLE V**  
**DURATION**

The period of duration of the Company shall be perpetual, and the Company shall be in existence until dissolved in a manner provided by law, or as provided in the Operating Agreement.

IN WITNESS WHEREOF, the undersigned has caused these Articles of Organization to be executed on the 25<sup>th</sup> day of February, 2022, effective upon filing same with the Florida Department of State.

BY:

Barrie L. Erasmous  
Barrie L. Erasmous, Authorized Representative

(In accordance with section 605.0203 (1) (b), 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.)

**FILED**  
2022 FEB 25 PM 12:53  
SECRET  
TALLAHASSEE, FL

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

1. The name of the limited liability company is:  
  
**ARBOR CAPITAL PROPERTIES LLC**
  
2. The name and address of the registered agent and office is:

Atrium Registered Agents, Inc.  
8950 S.W. 74<sup>th</sup> Court  
Suite 1901  
Miami, FL 33156

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 as provided for in Chapter 605, F.S.

ATRIUM REGISTERED AGENTS, INC.

By: Barrie L. Erasmous  
Barrie L. Erasmous, Vice President

Date: February 25<sup>th</sup>, 2022