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FLORIDA CAPITAL COURIER SERVICES, INC  
2330 CLARE DRIVE  
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(850) 524-5437  
(850) 524-6243

PLEASE use funds from ACCT: I20210000160 AMOUNT: \$ 125  
Authorization Signature: James L. Lush

Business

Document #

Baltus 806, LLC

☐ Walk in

☐ Pick up time

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☐ Will wait

☐ Photocopy

Articles of Organization

☐ Certified Copy (s) of Articles of Incorporation

☐ Certificate of Status

**NEW FILINGS**

☐ Profit  
☐ Not for Profit  
☐ Limited Liability  
☐ Domestication  
☐ Other  
☐ CORP

**AMMENDMENTS**

☐ Amendment  
☐ Resignation of R.A. Officer/Director  
☐ Change of Registered Agent  
☐ Dissolution/Withdrawal  
☐ Merger  
☐ Conversion

**OTHER FILINGS**

☐ Annual Report  
☐ Fictitious Name  
☐ APOSTIL ( ) Country

**REGISTRATION/QUALIFICATIONS**

☐ Foreign filing  
☐ Limited Partnership  
☐ Reinstatement  
☐ Other

EXAMINER'S INITIALS: \_\_\_\_\_

## ARTICLES OF ORGANIZATION

### OF

### Baltus 806, LLC

These Articles of Organization of a Limited Liability Company under Florida Statutes Chapter 605.0201 are made and entered into as of the 14<sup>th</sup> day of November, 2022.

1. Name. The name of the limited liability company is Baltus 806, LLC.

2. Duration. The period of the Company's duration shall commence with the filing of these Articles of Organization with the Secretary of State, and shall continue perpetually, unless terminated by the written agreement of all ownership interests.

3. Address. The address of the company's principal office shall be:

8950 SW 74<sup>th</sup> CT Suite 2249  
Miami, Florida 33156

4. Registered Agent and Address. The initial registered agent of the company is Carlos J. Villanueva, P.A., the address of which is:

8950 SW 74<sup>th</sup> CT Suite 2249  
Miami, FL 33156

5. New Members. The member(s) may admit new members only upon agreement of the members upon terms determined hereafter by the members.

6. Management. The company shall be managed by its designated Manager(s). The Manager(s) name(s) and address(es) are as follows:

|                      |         |  |
|----------------------|---------|--|
| Carlos J. Villanueva | Manager | 8950 SW 74 <sup>th</sup> CT Suite 2249<br>Miami, Florida 33156 |
|----------------------|---------|--|

7. Purpose. The purpose for which the Company is being formed is to engage in any activity or business permitted under the laws of the United States and the State of Florida.

8. Transferability. No member may transfer his, her, or its interest in the company without the consent of the other members.

9. Operating Agreement. The power to adopt, amend, or repeal the Operating Agreement of the Company shall be vested in the Member(s) of the Company in the manner set forth in the Operating Agreement of the Company.

The undersigned executed these Articles of Organization effective as of the date above first stated.



Maria G. Gutierrez, Attorney in Fact

Notary Public  
for the State of Texas  
My Comm. Expires 01/01/16  
01/01/16 PM 3:05

**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:

**Baltus 806, LLC**

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

**Carlos J. Villanueva, P.A.  
8950 SW 74<sup>th</sup> CT Suite 2249  
Miami, Florida 33156**

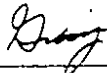
Having been named as registered agent and to accept service of process for the above stated limited liability company at the place designated in this certificate, I hereby accept the appointment as registered agent and agree to act in this capacity. I further agree to comply with the provisions of all 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.

Dated as of the 14<sup>th</sup> day of November, 2022.

SIGNED:

Carlos J. Villanueva, P.A.

BY:



\_\_\_\_\_  
Maria G. Gutierrez, Esq.  
Carlos J. Villanueva, P.A.

NOV 14 2022  
CLERK OF COURT  
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