

# L23000251353

Florida Department of State  
Division of Corporations  
Electronic Filing Cover Sheet

**Note: Please print this page and use it as a cover sheet. Type the fax audit number (shown below) on the top and bottom of all pages of the document.**

((H23000187955 3)))



H230001879553A5C7

**Note: DO NOT hit the REFRESH/RELOAD button on your browser from this page. Doing so will generate another cover sheet.**

To:

Division of Corporations  
Fax Number : (850)617-6381

From:

Account Name : STEARNS WEAVER MILLER WEISSLER ALHADEFF & SITTERSON  
Account Number : I20060000135  
Phone : (305)789-3200  
Fax Number : (305)789-4137

**\*\*Enter the email address for this business entity to be used for future annual report mailings. Enter only one email address please.\*\***

Email Address: dmessinger@stearnsweaver.com

2023 MAY 22 PM 2:15  
DIVISION OF STATE  
TALLAHASSEE, FL

FILED

**FLORIDA LIMITED LIABILITY CO.  
MINNESOTA AVE LAND CO LLC**

Certificate of Status	0
Certified Copy	1
Page Count	02
Estimated Charge	\$155.00

RECEIVED

2023 MAY 22 PM 1:47

DIVISION OF  
CORPORATIONS  
& COMMERCIAL  
SERVICES

[Electronic Filing Menu](#)

[Corporate Filing Menu](#)

[Help](#)

ARTICLES OF ORGANIZATION  
OF  
MINNESOTA AVE LAND CO LLC

The undersigned, for the purpose of forming a limited liability company under the Florida Revised Limited Liability Company Act, Florida Statutes Chapter 605, as amended, hereby makes, acknowledges and files the following Articles of Organization.

ARTICLE I - NAME

The name of the limited liability company is Minnesota Ave Land Co LLC (the "Company").

ARTICLE II - ADDRESS

The Company's mailing address and the street address of the principal office is c/o 150 West Flagler St., Suite 2200, Miami, Florida 33130.

ARTICLE III - DURATION

The period of duration for the Company shall be perpetual.

ARTICLE IV - REGISTERED OFFICE AND AGENT AND ADDRESS

The name and street address of the registered agent and the registered office of the Company in the State of Florida are:

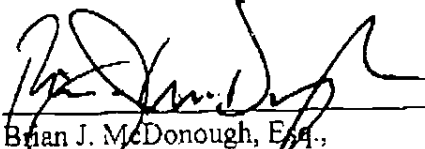
Name  
Brian J. McDonough, Esq.

Address  
150 West Flagler St.  
Suite 2200  
Miami, FL 33130

2023 MAY 2 PM 2:12  
CLERK OF STATE  
TALLAHASSEE, FL

FILED

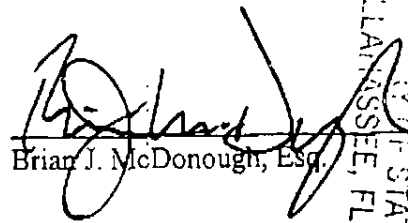
IN WITNESS WHEREOF, the undersigned has made and subscribed these Articles of Organization for the foregoing uses and purposes this 22 day of May 2023.

  
Brian J. McDonough, Esq.,  
Authorized Representative of Member

### REGISTERED AGENT'S ACCEPTANCE

Having been named as registered agent and to accept service of process for Minnesota Ave Land Co LLC at the place designated in this certificate, the undersigned hereby accepts the appointment as registered agent and agrees to act in this capacity. The undersigned further agrees to comply with the provisions of all statutes relating to the proper and complete performance of his duties, and is familiar with and accepts the obligations of his position as registered agent as provided for in Chapter 605, Florida Statutes.

REGISTERED AGENT:

  
Brian J. McDonough, Esq.

Dated: May 22, 2023

FILED  
2023 MAY 22 PM 2:13  
CLERK OF STATE  
TALLAHASSEE, FL