

**Electronic Articles of Organization  
For  
Florida Limited Liability Company**

**L23000360359  
FILED 8:00 AM  
July 31, 2023  
Sec. Of State  
wlawrence**

**Article I**

The name of the Limited Liability Company is:  
16297 CORTEZ, LLC

**Article II**

The street address of the principal office of the Limited Liability Company is:  
4200 114TH TER N  
CLEARWATER, FL. US 33762

The mailing address of the Limited Liability Company is:  
4200 114TH TER N  
CLEARWATER, FL. US 33762

**Article III**

The name and Florida street address of the registered agent is:  
GEORGE LUTICH  
4200 114TH TERR N  
CLEARWATER, FL. 33762

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.

Registered Agent Signature: GEORGE LUTICH

### **Article IV**

The name and address of person(s) authorized to manage LLC:

Title: MGMR  
GEORGE LUTICH  
4200 114TH TERR N  
CLEARWATER, FL. 33762 US

Title: MGMR  
TYLER LASHER  
607 S MAGNOLIA AVE  
TAMPA, FL. 33606 US

Title: MGMR  
ALLISON LUTICH PIVEC  
4200 114TH TERR N  
CLEARWATER, FL. 33762 US

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### **Article V**

The effective date for this Limited Liability Company shall be:

07/31/2023

Signature of member or an authorized representative

Electronic Signature: GEORGE LUTICH

I am the member or authorized representative submitting these Articles of Organization and affirm that the facts stated herein are true. I am aware that 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. I understand the requirement to file an annual report between January 1st and May 1st in the calendar year following formation of the LLC and every year thereafter to maintain "active" status.