

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

**L24000071735  
FILED 8:00 AM  
February 08, 2024  
Sec. Of State  
nculligan**

**Article I**

The name of the Limited Liability Company is:

BISTONIA ESTATES LLC

**Article II**

The street address of the principal office of the Limited Liability Company is:

20801 BISCAYNE BOULEVARD  
AVENTURA CORPORATE CENTER, SUITE 403  
AVENTURA, FL. 33180

The mailing address of the Limited Liability Company is:

20801 BISCAYNE BOULEVARD  
AVENTURA CORPORATE CENTER, SUITE 403  
AVENTURA, FL. 33180

**Article III**

The name and Florida street address of the registered agent is:

INCORP SERVICES, INC  
3458 LAKESHORE DRIVE  
TALLAHASSEE, FL. 32312

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: GLEN PHILLIPS

## **Article IV**

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

Title: MGR  
GLEN PHILLIPS  
20801 BISCAYNE BOULEVARD, AVENTURA CENTER  
AVENTURA, FL. 33180

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Signature of member or an authorized representative

Electronic Signature: GLEN PHILLIPS

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.