

L24000280400

(Requestor's Name)

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(City/State/Zip/Phone #)

PICK-UP WAIT MAIL

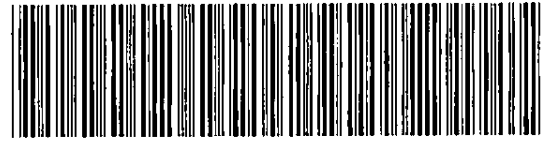
(Business Entity Name)

(Document Number)

Certified Copies _____ Certificates of Status _____

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2024 JUN 21 AM 9:47
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TALLAHASSEE, FL

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TALLAHASSEE, FL

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MS



CSC - Tallahassee
1201 Hays Street
Tallahassee, FL 32301-2607
850-558-1500, Ext:

To: Department Of State, Division Of Corporations
From: Shauna Godbolt
Ext:
Date: 06/20/24
Order #: 1541971-1
Re: KDB PROPERTY PARTNERS, LLC
Processing Method: Routine

TO WHOM IT MAY CONCERN:

Enclosed please find:

Certificate of Formation/Incorporation

Amount to be deducted from our State Account: \$125.0 - FL State Account Number:

I20000000195

AUTH

Please take the following action:

File in your office on basis

Issue Proof of Filing

Special Instructions:

Thank you for your assistance in this matter. If there are any problems or questions with this filing, please call our office.

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DIVISION OF STATE
TALLAHASSEE, FL

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**ARTICLES OF ORGANIZATION OF A
FLORIDA LIMITED LIABILITY COMPANY**

The undersigned, in forming a Florida Limited Liability Company ("Company") under the Florida Revised Limited Liability Company Act, Chapter 605 of the Florida Statutes, hereby adopts the following Articles of Organization for such Company:

ARTICLE I - NAME

The name of this limited liability company is:

KDB Property Partners, LLC

ARTICLE II - ADDRESS

The mailing address and the street address of the principal office of the Company is 1915 SW 21st Ave, Unit B305, Fort Lauderdale, FL 33312.

ARTICLE III - INITIAL REGISTERED AGENT

The name of the initial Registered Agent of the Company is Adam J. Silverman. The street address of the initial Registered Agent Office is 100 SE 3rd Avenue, Suite 1850, Fort Lauderdale, FL 33394.

ARTICLE IV - MANAGEMENT

The Company is to be managed by one or more managers and is, therefore, a manager-managed company. The name and address of the initial managers are:

Title: MGR
DAN BERGER
100 SE 3rd Avenue, Suite 1850
Fort Lauderdale, FL 33394

Title: MGR
YAAKOV BEN SHUSHAN
100 SE 3rd Avenue, Suite 1850
Fort Lauderdale, FL 33394

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2024 JUN 21 AM 11:42
CLERK OF DISTRICT COURT
MILAN ASSOCIATES, PLLC

ARTICLE V - AMENDMENTS

The power to amend these Articles of Organization is reserved in the Members of the Company and any such amendment requires the unanimous written consent of all of the Members of the Company.

IN WITNESS WHEREOF, the undersigned has executed these Articles of Organization this 20 day of June, 2024.

By: 
Adam J. Silverman, Authorized Representative

(In accordance with Section 605.0203(3), 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 Section 817.155, Florida Statutes).

2024 JUN 21 AM 9:47
REGISTRATION DIV STATE
TALLAHASSEE, FL

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ACCEPTANCE OF DESIGNATION AS REGISTERED AGENT

I hereby accept the appointment as the initial Registered Agent of KDB Property Partners, LLC, as made in the foregoing Articles of Organization, and agree to act in such 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 the initial Registered Agent of KDB Property Partners, LLC as provided for in Chapter 605, Florida Statutes.

Date: June 20, 2024


Adam J. Silverman, Initial Registered Agent

FIN-55394

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CLERK OF STATE
TALLAHASSEE, FL