

9/12/24, 3:45 PM

Division of Corporations

## Florida Department of State

Division of Corporations

Online 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.

(((H24000311699 3)))

FL  
9-13-24

H240003116993ABC2

**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 : COMPUTERSHARE  
Account Number : 110432003053  
Phone : (561)694-8107  
Fax Number : (561)214-8442

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

Email Address: \_\_\_\_\_

RECEIVED  
2024 SEP 12 PM 3:58  
SECRETARY OF STATE  
TALLAHASSEE, FL

## FLORIDA LIMITED LIABILITY CO.

## FRBB Vacation Properties 2, LLC

Certificate of Status	1
Certified Copy	0
Page Count	04
Estimated Charge	\$130.00

FILED  
2024 SEP 13 PM 4:00  
SECRETARY OF STATE  
TALLAHASSEE, FL

Electronic Filing Menu

Corporate Filing Menu

Help

## ARTICLES OF ORGANIZATION

### Article I. Name

The name of this Florida limited liability company is:  
FRBB Vacation Properties 2, LLC

### Article II. Address

The street address of the Company's initial principal office is:  
FRBB Vacation Properties 2, LLC  
1550 Madruga Avenue, Suite 150  
Coral Gables FL 33146

The mailing address of the Company's initial principal office is:  
FRBB Vacation Properties 2, LLC  
1550 Madruga Avenue, Suite 150  
Coral Gables FL 33146

FILED  
2024 SEP 13 PM 4:00  
SECRETARY OF STATE  
TALLAHASSEE, FL

### Article III. Registered Agent

The name and street address of the Company's registered agent is:

Drage CPA, PLLC  
1550 Madruga Avenue, Suite 150  
Coral Gables FL 33146

### Article IV. Transferability of Membership Interests

No members shall have the right to assign their membership interests in the Company without the written agreement of all of the membership interests, unless otherwise provided in the Company's Operating Agreement. If the assignment is not approved by all of the membership interests, the assignee shall have no right to become a member, to participate in the management of the Company, or to exercise any other rights or powers of a member. The assignee shall merely be entitled to receive the share of profits and other distributions and the allocation of income, gain, loss deduction, credit or similar item to which the assignor was entitled, to the extent assigned.

Computershare Governance Services Inc.  
801 US Highway 1  
North Palm Beach FL 33408  
(561) 694-8107

#### Article V. Distribution of Profits

Unless otherwise provided in the Company's Operating Agreement, there shall not be any distribution of profits unless each separate distribution is approved by the affirmative vote of members who own more than 50% of the voting interest in the Company. The voting members shall have complete discretion on when and if to approve any distribution of profits.

#### Article VI. Management

This will be a manager-managed company. The name and address of each manager is:

FLAVIO VIEIRA LIMA NETO  
1550 Madruga Avenue, Suite 150  
Coral Gables FL 33146  
1550 Madruga Avenue, Suite 150  
Coral Gables FL 33146

FILED  
2024 SEP 13 PM 4:00  
SOUTH BEACH STATE  
COUNTY, FLORIDA

#### Article VII. Company Existence

The Company's existence shall begin effective as of September 12, 2024.

The undersigned authorized representative of a member executed these Articles of Organization on 9/12/2024.

*Jymberlyn Jeffrey*

---

COMPUTERSHARE GOVERNANCE SERVICES INC.

Computershare Governance Services Inc.  
801 US Highway 1  
North Palm Beach FL 33408  
(561) 694-8107

Tymberlyn Teehey, Special Secretary

## STATEMENT OF REGISTERED AGENT

### LIMITED LIABILITY COMPANY:

FRBB Vacation Properties 2, LLC

### REGISTERED AGENT/OFFICE:

Drage CPA, PLLC

1550 Madruga Avenue, Suite 150

Coral Gables FL 33146

FILED  
2024 SEP 13 PM 4:00  
STATE  
OF FLORIDA  
COUNTY OF DADE

I agree to act as registered agent to accept service of process for the company named above at the place designated in this Statement. I agree to comply with the provisions of all statutes relating to the proper and complete performance of the registered agent duties. I am familiar with and accept the obligations of the registered agent position.



DRAGE CPA, PLLC

By: Tymberlyn Teehey, Attorney-in-Fact

Date: September 12, 2024.

Computershare Governance Services Inc.

801 US Highway 1

North Palm Beach FL 33408

(561) 694-8107