

L25000012654

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

☐ PICK-UP

☐ WAIT

☐ MAIL

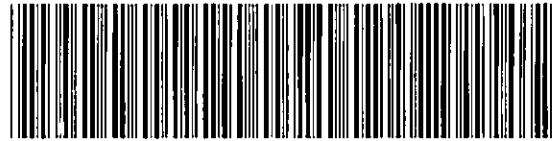
(Business Entity Name)

(Document Number)

Certified Copies \_\_\_\_\_ Certificates of Status \_\_\_\_\_

Special Instructions to Filing Officer.

Office Use Only



100440547641

01/10/25-01003-015 \*\*125.00

FILED  
2025 JAN -9 AM 9:47  
TALLAHASSEE, FL

FILED  
2025 JAN -9 PM 4:23  
TALLAHASSEE, FL

**CORPORATE  
ACCESS,  
INC.**

*When you need ACCESS to the world*

236 East 6th Avenue, Tallahassee, Florida 32303  
P.O. Box 37066 (32315-7066) (850) 222-2666 or (800) 969-1666. Fax (850) 222-1666

**WALK IN**

PICK UP: JENA 1/9

CERTIFIED COPY

XX PHOTOCOPY

CUS

XX FILING

LLC

FILED  
2025 JAN -9 AM 9:47  
TALLAHASSEE, FL

1. 3009 SW 24 STREET, LLC

(CORPORATE NAME AND DOCUMENT #)

2. \_\_\_\_\_  
(CORPORATE NAME AND DOCUMENT #)

3. \_\_\_\_\_  
(CORPORATE NAME AND DOCUMENT #)

4. \_\_\_\_\_  
(CORPORATE NAME AND DOCUMENT #)

5. \_\_\_\_\_  
(CORPORATE NAME AND DOCUMENT #)

6. \_\_\_\_\_  
(CORPORATE NAME AND DOCUMENT #)

SPECIAL INSTRUCTIONS:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**ARTICLES OF ORGANIZATION OF  
3009 SW 24 STREET**

The undersigned, for the purpose of forming a limited liability company under the Florida Revised Limited Liability Company Act (the "Act") of the State of Florida pursuant to Chapter 605 of the Florida Statutes hereby makes, acknowledges, and files the following Articles of Organization providing for the formation, rights, privileges, and immunities of limited liability companies for profit.

**ARTICLE I  
NAME**

The name of the limited liability company shall be 3009 SW 24 STREET LLC (the "Company").

**ARTICLE II  
MEMBERS**

The Company shall have one or more members (the "Members").

**ARTICLE III  
MAILING ADDRESS**

The mailing address for the Company shall be 6822 Camarin St., Coral Gables, Florida 33146

**ARTICLE IV  
INITIAL REGISTERED OFFICE AND REGISTERED AGENT**

The address of the initial registered office of the Company is and the initial registered agent is Oscar J. Arellano, 6822 Camarin St., Coral Gables, Florida 33146

**ARTICLE V  
PURPOSES AND POWERS**

The Company, to the fullest extent permitted by the Act (in effect now and as hereafter amended), may engage in any activity or business permitted under the laws of the United States, any State, or any foreign country, and shall all the powers and rights granted and conferred upon limited liability companies by the laws of the State of Florida, unless otherwise limited by the Operating Agreement of the Company.

**ARTICLE VI  
DURATION**

The term and duration of the Company shall be perpetual, unless terminated in accordance with the Operating Agreement of the Company or otherwise terminated in accordance with law.

FILED  
2025 JUN -9 AM 9:47  
CLERK OF CIRCUIT COURT  
MIAMI-DADE COUNTY, FL

**ARTICLE VII  
STREET ADDRESS OF PRINCIPAL OFFICE**

The street address of the principal office of the Company shall be located at 6822 Camarin St., Coral Gables, Florida 33146, but it shall have the power and authority to establish branch offices at any other place or places as the Members may designate.

**ARTICLE VIII  
MEMBERSHIP RESTRICTIONS**

Additional Members may be admitted to the Company in accordance with the Operating Agreement of the Company. Contributions required of new Members shall be determined as of their time of admission to the Company in accordance with the Operating Agreement of the Company. A Member's interest in the Company shall be considered personal property, notwithstanding the actual nature of the assets owned by the Company, and may not be sold or otherwise transferred except in strict accordance with the Operating Agreement of the Company.


**ARTICLE IX  
MANAGEMENT**

All Company powers shall be exercised by or under the authority of, and the business and affairs of this Company shall be managed by one or more Managers. Accordingly, the Company is a Manager-managed limited liability company. The name and the business address of the initial Manager is Oscar J. Arellano and his address is 6822 Camarin St., Coral Gables, Florida 33146.

**ARTICLE X  
EXECUTION & ORGANIZER**

The person signing these articles is Oscar J. Arellano and his mailing address is 6822 Camarin St., Coral Gables, Florida 33146. The undersigned Manager hereby certifies that the foregoing constitutes the Articles of Organization.

Dated this 9 day of January, 2025.

  
\_\_\_\_\_  
Oscar J. Arellano  
Manager

*[In accordance with Section 605.0205 Florida Statutes, the execution of this document constitutes an affirmation under the penalties of perjury that the facts herein are true]*

**REGISTERED AGENT STATEMENT OF ACCEPTANCE**

Having been named as Registered Agent to accept service of process in the State of Florida for 3009 SW 24 STREET, LLC, (the "Company") at the address designated on the Articles of Organization of the Company, pursuant to the requirements of Section 605.0113, Florida Statutes, the undersigned Registered Agent hereby accepts the appointment as Registered Agent of the Company and agrees to act in that capacity. The undersigned Registered Agent further agrees to comply with the provisions of all statutes relating to the proper and complete performance of the duties of a registered agent and is familiar with and accepts the obligations of the said position.

Dated this 9 day of January, 2025.

REGISTERED AGENT

  
\_\_\_\_\_  
Oscar J. Arcellano  
6822 Camarin St., Coral Gables, Florida 33146

*[In accordance with Section 605.0205 Florida Statutes, the execution of this document constitutes an affirmation under the penalties of perjury that the facts herein are true]*

FILED  
JAN 9 2025  
AM 9:47  
STATE  
OFFICE  
TALLAHASSEE, FL