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FLORIDA LIMITED LIABILITY CO.
78-11 57TH AVE LLC

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**ARTICLES OF ORGANIZATION
FOR
78-11 57TH AVE LLC**

The undersigned being the authorized representative of a member of the limited liability company referred to herein, executes and files these Articles of Organization and states as follows:

ARTICLE I - NAME

The name of this limited liability company is **78-11 57th Ave LLC**.

ARTICLE II - EFFECTIVE DATE AND DURATION

This limited liability company's effective date shall be the date of filing of these Articles of Organization and its duration shall be perpetual.

ARTICLE III - PURPOSE AND POWERS

In addition to the powers authorized by the laws of the State of Florida for limited liability companies, the general nature of the business or businesses to be transacted, and which the limited liability company is authorized to transact, shall be as follows:

1. To engage in any activity or business authorized under the Florida Statutes.
2. In general, to carry on any and all incidental business; to have and exercise all the powers conferred by the laws of the State of Florida; and to do any and all things set forth in these Articles to the same extent as a natural person might or could do.
3. To enter into and make all necessary contracts for its business with any person, entity, partnership, association, corporation, limited liability company, domestic or foreign, or of any domestic or foreign state, government, or governmental authority, or of any political or administrative subdivision, or department, and to perform and carry out, assign, cancel, or rescind any of such contracts.
4. To do everything necessary, proper, advisable, or convenient for the accomplishment of any of the purposes, or the attainment of any of the objects, or the furtherance of any of the powers set forth in these Articles, either alone or in association with others incidental or pertaining to, or going out of, or connected with its business or powers, provided the same shall not be inconsistent with the laws of the State of Florida.

Nothing contained in these Articles shall be deemed or construed as authorizing or permitting or purporting to authorize or permit the limited liability company to carry on any business, exercise any power, or do any act which a limited liability company may not, under Florida laws, lawfully carry on, exercise, or do.

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ARTICLE IV - PRINCIPAL OFFICE; MAILING ADDRESS

The principal office address is 400 N. Flagler Drive, Apt. 805, West Palm Beach, Florida 33401 and the mailing address is P.O. Box 431, Palm Beach, Florida 33480.

ARTICLE V - INITIAL REGISTERED AGENT

The name of the initial registered agent of this limited liability company is Christine Bialczak, Esq. whose street address is c/o Christine Bialczak, Esq., 340 Royal Poinciana Way, Suite 321, Palm Beach, Florida 33480.

ARTICLE VI - MANAGEMENT

This limited liability company shall be managed by a member and the name and address of the managing member is:

Joyce A. Kjellgren
400 N. Flagler Drive, Apt. 400
West Palm Beach, FL 33401

Managing Member
AMBR

ARTICLE VII - AMENDMENT

This limited liability company reserves the right to amend or repeal any provisions contained in these Articles of Organization, or any amendment hereto, and any right conferred upon the members is subject to this reservation.

IN WITNESS WHEREOF, in compliance with Florida Statutes Section 605, the undersigned authorized representative of a member of the limited liability company, executed these Articles of Organization this 21st day of March, 2025.


Christine Bialczak, Esq.
Authorized Representative of a
Member

CERTIFICATE
OF DESIGNATION OF
REGISTERED AGENT/REGISTERED OFFICE

PURSUANT TO THE PROVISIONS OF SECTION 605, FLORIDA STATUTES, THE UNDERSIGNED LIMITED LIABILITY COMPANY SUBMITS THE FOLLOWING STATEMENT IN DESIGNATING THE REGISTERED OFFICE/REGISTERED AGENT, IN THE STATE OF FLORIDA.

1. The name of the Limited Liability Company is 78-11 57th Ave LLC.
2. The name and address of the registered agent and office is:

Christine Bialczak, Esq.
340 Royal Poinciana Way, Suite 321
Palm Beach, Florida 33480

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.


Christine Bialczak, Esq.

Date: March 21, 2025

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