

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

**L25000365283
FILED 8:00 AM
August 08, 2025
Sec. Of State
grkersey**

Article I

The name of the Limited Liability Company is:

127 NW 70 ST LLC

Article II

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

127 NW 70 ST
MIAMI, FL. 33150

The mailing address of the Limited Liability Company is:

127 NW 70 ST
MIAMI, FL. 33150

Article III

Other provisions, if any:

TO OWN, LEASE, CONVEY, TRANSFER, IMPROVE, PLEDGE, MORTGAGE
OR SELL REAL PROPERTIES AND TO CARRY OUT ALL OTHER
PERMITTED BUSINESS ACTIVITIES UNDER FLORIDA LAW

Article IV

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

RIZK LAW PLLC
2124 NE 123RD ST
NORTH MIAMI, FL. 33181

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: BESHROY RIZK

Article V

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

Title: MGR
THE 2025 AVERLYN LIGHTBOURNE FAMILY TRUST
127 NW 70 ST
MIAMI, FL. 33150

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Article VI

The effective date for this Limited Liability Company shall be:

08/07/2025

Signature of member or an authorized representative

Electronic Signature: AVERLYN LIGHTBOURNE

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.