

CORPORATION INFORMATION
SERVICES, INC.
1201 HAYS STREET
TALLAHASSEE, FL 32310
904-222-9171
904-222-0193 FAX

800-342-8086

csc networks

Mail To:
P.O. Box 5020
Tallahassee, FL 32314

ACCOUNT NO. : 072100000032

REFERENCE : 560086 10940A

AUTHORIZATION :

COST LIMIT : \$ 251.50

ORDER DATE : March 14, 1995

ORDER TIME : 11:20 AM

ORDER NO. : 560086

CUSTOMER NO: 10940A

CUSTOMER: Bonnie Johnston, Legal Asst
JOHN L. KORTHALS, P.A.

1401 E. Atlantic Boulevard

Pompano Beach, FL 33060

DOMESTIC FILING

L 95000000199

NAME: GARDENIA PLACE, L.C.

☒ ARTICLES OF ORGANIZATION
☐ CERTIFICATE OF LIMITED PARTNERSHIP

PLEASE RETURN THE FOLLOWING AS PROOF OF FILING:

☒ CERTIFIED COPY
☐ PLAIN STAMPED COPY
☐ CERTIFICATE OF GOOD STANDING

CONTACT PERSON: Lori R. Dunlap

EXAMINER'S INITIALS:

722
3-15-95
P

95 MAR 14 11:20 AM
FILED

ARTICLES OF ORGANIZATION FOR
FLORIDA LIMITED LIABILITY COMPANY

GARDENIA PLACE, L.L.C.

FILED
95 MAR 14 11 3 20

Article I - Name:

The name of the Limited Liability Company is:
Gardenia Place, L.C.

Article II - Address:

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

1401 East Atlantic Boulevard
Pompano Beach, Florida 33060

Article III - Duration:

The period of duration for the Limited Liability Company shall be perpetual.

Article IV - Management:

The Limited Liability Company is to be managed by the members and the names and addresses of the managing members are:

WAHOO CONSTRUCTION, INC.
Joseph Ieracitano, President
3403 Dow Street
Pompano Beach, Florida 33062

MONDO DEVELOPMENT, INC.
Angelo Breda, President
c/o Senator Homes
60 Marycroft Avenue, #2
Woodbridge, Ontario
Canada L4L 5Y5

Article V - Admission of Additional Members:

The right, if given, of the remaining members to admit additional members and the terms and conditions of the admissions shall be approved by all of the original members.

Article VI - Members Rights to Continue Business:

The right, if given, of the remaining members of the limited liability company to continue to the business on the death, retirement, resignation, expulsion, bankruptcy, or dissolution of a member or the occurrence of any other event which terminates the continued membership of a member in the limited liability company shall be as stated in an agreement to be executed by all members.

Article VII - Registered Agent:

The name and address of the person designated as the registered agent of the limited liability company is:

John L. Korthals
1401 East Atlantic Boulevard
Pompano Beach, Florida 33060

WAHOO CONSTRUCTION, INC.

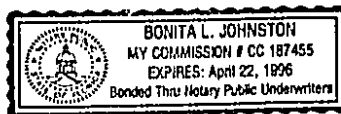
By: [Signature] - P.E.S.
Joseph Ieracitano, President

STATE OF FLORIDA)
 :
COUNTY OF BROWARD)

The foregoing instrument was acknowledged before me this 13 day of March, 1995, by JOSEPH IERACITANO, as President of WAHOO CONSTRUCTION, INC. who is personally known to me or who has produced _____ as identification and who did (did not) take an oath.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal at Pompano Beach, said County and State, this 13 day of March, 1995.

Bonita L. Johnston
Notary Public
My Commission Expires:
Commission No.



AFFIDAVIT OF
MEMBERSHIP AND CONTRIBUTIONS

95 MAR 14 10 08 AM
FILED

The undersigned member or authorized representative of a member of GARDENIA PLACE, L.C., deposes and says:

1. The above named limited liability company has at least two members.
2. The total amount of cash contributed by the member(s) is \$389,000.00.
3. If any, the agreed value of property other than cash contributed by member(s) is \$1,250,000.00. A description of the property is

Lots 96, 97, and 98 of Block 28 of LAUDERDALE
BY THE SEA, according to the Plat thereof, as
recorded in Plat Book 6, Page 2 of the Public
Records of Broward County, Florida.

4. The total amount of cash or property anticipated to be contributed by member(s) is \$1,639,000.00. This total includes amounts from 2 and 3 above.

WAHOO CONSTRUCTION, INC.

By: _____

Joseph Ieracitano, President

Signature of a member or authorized representative of a member.
(In accordance with section 640.408(3), Florida Statutes, the
execution of this affidavit constitutes an affirmation under the
penalties of perjury that the facts stated herein are true.)

STATE OF FLORIDA)
 :
COUNTY OF BROWARD)

The foregoing instrument was acknowledged before me this 13 day of March, 1995, by JOSEPH IERACITANO who is (or are) personally known to me or who has produced _____ as identification and who did (did not) take an oath.

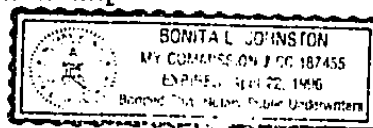
IN WITNESS WHEREOF, I have hereunto set my hand and official seal at Pompano Beach, said County and State, this 13 day of March, 1995.

Notary Public

My

Commission Expires:

My Commission Expires:



CERTIFICATE OF DESIGNATION OF
REGISTERED AGENT/REGISTERED OFFICE

95 MAR 14 10 08 20
FILED

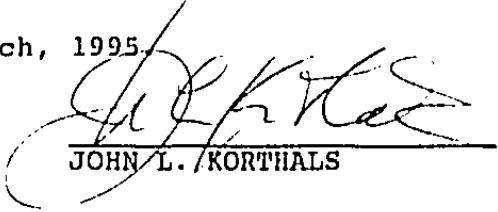
Pursuant to the provisions of Section 608.415 or 608.507, Florida Statutes, the undersigned Limited Liability Company submits the following statement in designating the registered office/registered agent, in the State of Florida.

1. The name of the Limited Liability Company is GARDENIA PLACE, L.C.
2. The name and address of the registered agent and office is:

JOHN L. KORTHALS
1401 East Atlantic Boulevard
Pompano Beach, Florida 33060

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.

Dated this 13 day of March, 1995.


JOHN L. KORTHALS

ARTICLES OF ORGANIZATION FOR
FLORIDA LIMITED LIABILITY COMPANY

GARDENIA PLACE, L.C.

FILED
95 MAR 15 11 08 20
CLERK OF DISTRICT COURT
JACKSONVILLE, FLORIDA

Article I - Name:

The name of the Limited Liability Company is:
Gardenia Place, L.C.

Article II - Address:

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

1401 East Atlantic Boulevard
Pompano Beach, Florida 33060

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The period of duration for the Limited Liability Company shall be perpetual.

Article IV - Management:

The Limited Liability Company is to be managed by the members and the names and addresses of the managing members are:

WAHOO CONSTRUCTION, INC.
Joseph Ieracitano, President
3403 Dow Street
Pompano Beach, Florida 33062

MONDO DEVELOPMENT, INC.
Angelo Breda, President
c/o Senator Homes
60 Marycroft Avenue, #2
Woodbridge, Ontario
Canada L4L 5Y5

Article V - Admission of Additional Members:

The right, if given, of the remaining members to admit additional members and the terms and conditions of the admissions shall be approved by all of the original members.

Article VI - Members Rights to Continue Business:

The right, if given, of the remaining members of the limited liability company to continue to the business on the death, retirement, resignation, expulsion, bankruptcy, or dissolution of a member or the occurrence of any other event which terminates the continued membership of a member in the limited liability company shall be as stated in an agreement to be executed by all members.

Article VII - Registered Agent:

The name and address of the person designated as the registered agent of the limited liability company is:

John L. Korthals
1401 East Atlantic Boulevard
Pompano Beach, Florida 33060

WAHOO CONSTRUCTION, INC.

By: [Signature]
Joseph Ieracitano, President

STATE OF FLORIDA)
 :
COUNTY OF BROWARD)

The foregoing instrument was acknowledged before me this 13 day of March, 1995, by JOSEPH IERACITANO, as President of WAHOO CONSTRUCTION, INC. who is personally known to me or who has produced _____ as identification and who did (did not) take an oath.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal at Pompano Beach, said County and State, this 13 day of March, 1995.

Bonita L. Johnston
Notary Public
My Commission Expires:
Commission No.



AFFIDAVIT OF

The undersigned member or authorized representative of a member of GARDENIA PLACE, L.C., deposes and says:

1. The above named limited liability company has at least two members.
2. The total amount of cash contributed by the member(s) is \$389,000.00.
3. If any, the agreed value of property other than cash contributed by member(s) is \$1,250,000.00. A description of the property is

Lots 96, 97, and 98 of Block 28 of LAUDERDALE BY THE SEA, according to the Plat thereof, as recorded in Plat Book 6, Page 2 of the Public Records of Broward County, Florida.

4. The total amount of cash or property anticipated to be contributed by member(s) is \$1,639,000.00. This total includes amounts from 2 and 3 above.

WAHOO CONSTRUCTION, INC.

By: Joseph Ieracitano
Joseph Ieracitano, President
Signature of a member or authorized representative of a member.
(In accordance with section 608.408(3), Florida Statutes, the
execution of this affidavit constitutes an affirmation under the
penalties of perjury that the facts stated herein are true.)

STATE OF FLORIDA)
COUNTY OF BROWARD)

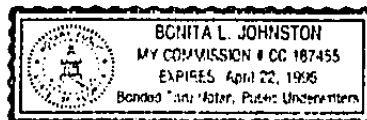
The foregoing instrument was acknowledged before me this 13 day of March, 1995, by JOSEPH IERACITANO who is (or are) personally known to me or who has produced _____ as identification and who did (did not) take an oath.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal at Pompano Beach, said County and State, this 13 day of March, 1995.

Rebecca J. Johnston
Notary Public My

Commission Expires:

My Commission Expires:



**CERTIFICATE OF DESIGNATION OF
REGISTERED AGENT/REGISTERED OFFICE**

Pursuant to the provisions of Section 608.415 or 608.507, 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 GARDENIA PLACE, L.C.
2. The name and address of the registered agent and office is:

JOHN L. KORTHALS
1401 East Atlantic Boulevard
Pompano Beach, Florida 33060

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.

Dated this 13 day of March, 1995.


JOHN L. KORTHALS

L95000000199

LAW OFFICES OF

JOEL R. LAVENDER & ASSOCIATES, P.A.

507 Southeast 11th Court
Fort Lauderdale, Florida 33316-1145

Tel: (305) 522-5101
Fax: (305) 523-1221

FILED
95 NOV -6 AM 11:11
SECRETARY OF STATE
TALLAHASSEE FLORIDA

November 2, 1995

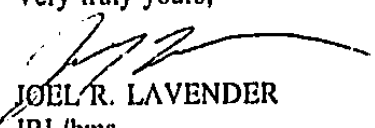
Division of Corporations
P.O. Box 6327
Tallahassee, FL 32314

Re: Registered Agent for Gardenia Place, L.C. and Mondo Development, Inc.

Gentlemen:

Enclosed please find checks in the amount of \$35.00 and Statements to change Registered Agents for the above referenced entities.

Very truly yours,


JOEL R. LAVENDER
JRL/bms
encls

200001630692
-11/07/95--01054--012
*****35.00 *****35.00

RA Chg.

NOV 8 1995

Florida Department of State, Sandra B. Northum, Secretary of State
**STATEMENT OF CHANGE OF REGISTERED OFFICE OF REGISTERED
AGENT OR BOTH FOR LIMITED LIABILITY COMPANY**

Pursuant to the provisions of sections 608.416 or 608.508, Florida Statutes, the undersigned limited liability company organized under the laws of the State of Florida, submits the following statement in order to change its registered office or registered agent, or both, in the State of Florida.

1a. The name of the limited liability company is:
GARDENIA PLACE, L.C.

1b. The mailing address of the limited liability company is:

1401 East Atlantic Boulevard
Pompano Beach, Florida 33060

1c. Date of filing/registration in Florida: March 14, 1995
Document number: L95000000199

2. The name and address of the current registered agent and office:

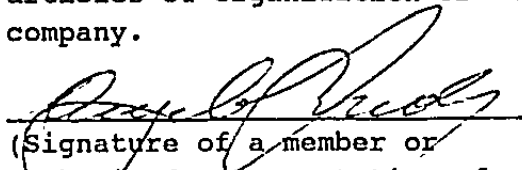
JOHN L. KORTHALS
1401 East Atlantic Boulevard
Pompano Beach, Florida 33060

3. The name and address of the new registered agent and office
(P.O. BOX NOT ACCEPTABLE)

Joel R. Lavender + Associates, P.A.
507 Southeast 11th Court
Fort Lauderdale FL 33316-1145

After the change or changes are made, the street address of the registered office and business of the registered agent will be identical.

Such change was authorized by affirmative vote of a majority of the members of the limited liability company or as provided in the articles of organization or the regulations of the limited liability company.


(Signature of a member or
authorized representative of a member)

Angelo Breda President
(Printed or typed name and title)

Oct 30 '95
(Date)

FILED
95 NOV -6 AM 11:11
SECRETARY OF STATE
TALLAHASSEE FLORIDA

Having been named as registered agent and to accept service of process for the above stated limited liability company, 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 relative to the proper and complete performance of my duties, and I am familiar with and accept the obligation of my position as registered agent.


(Signature of Registered Agent)

11/21/95
(Date)

Division of Corporations, P.O. Box 6327, Tallahassee, FL 32314

FILING FEE: \$35.00

FILE NOW: Fee after May 1, will be \$263.75

APPROVED
AND
FILED

1996 MAR 15 PM 4:02

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

LIMITED LIABILITY COMPANY
ANNUAL REPORT
1996



FLORIDA DEPARTMENT OF STATE
Sandra D. Morfitt
Secretary of State
DIVISION OF CORPORATIONS

FILING FEE
\$ 230.75 Annual Report \$100.00 + \$130.75 Corporation Supplemental Fee
Make Check Payable To: FLORIDA DEPARTMENT OF STATE

1. Name and Mailing Address
of Limited Liability Company **DOCUMENT #L95000000199**

GARDENIA PLACE, L.C.
1401 EAST ATLANTIC BLVD.
POMPANO BEACH FL 33060

1a. Principal Place of Business Address

1401 EAST ATLANTIC BLVD.
POMPANO BEACH FL 33060

If above mailing address is incorrect in any way, line through incorrect information and enter correction in Block 2a

2. Principal Place of Business
c/o Joel R. Lavender, Esq.

2a. Mailing Address
c/o Joel R. Lavender, Esq.

Suite, Apt. #, etc.
507 S.E. 11th Court

Suite, Apt. #, etc.
507 S.E. 11th Court

City & State
Ft. Lauderdale, FL

City & State
Ft. Lauderdale, FL

Zip
33316 Country
USA

Zip
33316 Country
USA

3. Date Organized or Qualified
03/14/1995

3a. State of Formation
FL

4. FEI Number

☒ Applied For
☐ Not Applicable

5. Date of Last Report

6. Certificate of Status Desired

☐ Active ☐ In Liquidation

7. Name and Address of Current Registered Agent

JOEL R. LAVENDER & ASSOCIATES, P.A.
507 SE 11TH COURT
FT. LAUDERDALE FL 33316

8. Name and Address of New Registered Agent

Name

Street Address (P.O. Box Number is Not Acceptable)

500001752345

Suite, Apt. #, etc.

-03721796--01031--010

****238.75 ****238.75

City

FL

Zip Code

9. Pursuant to the provisions of Sections 608.416 and 608.508, Florida Statutes, the above-named limited liability company submits this statement for the purpose of changing its registered office or registered agent, or both, in the State of Florida. Such change was authorized by affirmative vote of a majority of the members. I hereby accept the appointment as registered agent, and accept the obligations.

SIGNATURE

DATE 3/4/96

(Registered Agent Accepting Appointment) (Not for Registered Agent signature required when reappointing)

10. Title Managing Members/Managers Business Street Address City, State and Zip Code

MGRM WAHOO CONSTRUCTION, IN 3403 DOW ST. POMPANO BEACH FL

MGRM MONDO DEVELOPMENT, INC 60 MARYCROFT AVE., #2 WOODBRIDGE, ONTARIO,

RECEIVED
FEB 16 1996

SP
3/20/96

11. I do hereby certify that the information supplied with this filing is voluntarily furnished and does not qualify for the exemption stated in Section 119.07(3)(k), Florida Statutes. I further certify that the information indicated on this annual report is true and accurate and that my signature shall have the same legal effect as if made under oath; that I am a managing member or manager of the limited liability company or the receiver or trustee empowered to execute this report as required by Chapter 608, Florida Statutes; and that my name appears in Block 10, or on an attachment with an address.

SIGNATURE:

Matthew Castelli

Feb 16 / 96

416-213-7155

SIGNATURE AND TYPE OR PRINTED NAME OF SIGNING MANAGING MEMBER OR MANAGER

Date

Daytime Phone #