

# LA9000002078

## Stross Law Firm

A Professional Association ♦ Attorneys and Counselors at Law

**Howard C. Stross\***†

**Dwayne F. Jotch**

Rebecca C. Forman, Administrator

*\*Also admitted in Michigan and District of Columbia*

*†Board Certified Real Estate Attorney (Florida)*

33920 U.S. 19 North Suite 351

Palm Harbor, Florida 34684-2650

Telephone: (727) 787-1088

Telefax: (727) 785-4490

E-mail: HowardCStross@StrossLaw.com

March 31, 1999

00789-02746-00671

Division of Corporations

409 East Gaines Street

Tallahassee, Florida 32399

W99-8270

500002826575--4

-04/01/99--01072--003

\*\*\*\*293.75 \*\*\*\*293.75

RE: Articles of Incorporation for Hospitality Holdings, L.L.C.

Dear Sir or Madam:

Enclosed please find the Articles of Incorporation of Hospitality Holdings, L.L.C., along with check number 1346, in the amount of \$293.75 for the filing cost.

Please file the Articles of Incorporation of Hospitality Holdings, L.L.C. and return to:

**DWAYNE F. JOTCH**

**STROSS LAW FIRM**

**33920 U.S. HWY 19 NORTH**

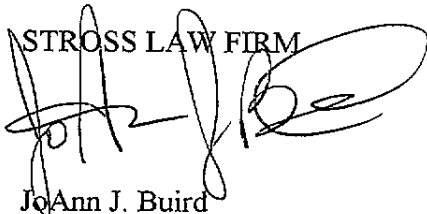
**SUITE 351**

**PALM HARBOR, FLORIDA 34684**

If you have any questions regarding this matter, please contact as soon as possible.

Sincerely,

STROSS LAW FIRM



JoAnn J. Buird

Enclosures

Name	Availability
Document Examiner	
Updater	
Updater Verifier	
Acknowledgement	
P. Verifier	

FILED  
SECRETARY OF STATE  
DIVISION OF CORPORATIONS  
99 APR 13 AM 11:59

**Real Estate and Transactional Matters**

**Title Insurance Agent**

Internet: <http://www.strosslaw.com>

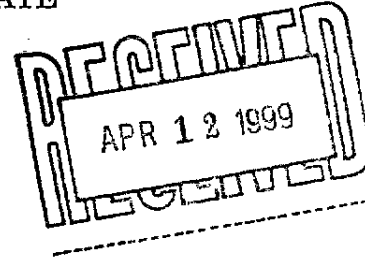


FLORIDA DEPARTMENT OF STATE

Katherine Harris  
Secretary of State

April 7, 1999

JOANN J. BUIRD  
STOSS LAW FIRM  
33920 U.S. 19 NORTH, SUITE 351  
PALM HARBOR, FL 34684-2650



SUBJECT: HOSPITALITY HOLDINGS, L.L.C.  
Ref. Number: W99000008270

We have received your document for HOSPITALITY HOLDINGS, L.L.C. and your check(s) totaling \$293.75. However, the enclosed document has not been filed and is being returned for the following correction(s):

Section 608.407(1)(e), Florida Statutes, requires the articles of organization to set forth the right, if given, of the members to admit additional members and the terms and conditions of the admissions. Reference to the operating agreement/regulations is not sufficient.

Please return your document, along with a copy of this letter, within 60 days or your filing will be considered abandoned.

If you have any questions concerning the filing of your document, please call (850) 487-6967.

Michelle Hodges  
Document Specialist

Letter Number: 299A00017485

Prepared by:  
Howard C. Stross  
STROSS LAW FIRM  
33920 U. S. 19 North, Suite 351  
Palm Harbor, FL 34684

FILED  
SECRETARY OF STATE  
DIVISION OF CORPORATIONS  
99 APR 13 AM 11:59

**ARTICLES OF ORGANIZATION  
OF  
HOSPITALITY HOLDINGS, L.L.C.**

The undersigned, being the Member and the Organizer of Hospitality Holdings, L. C. (the "Company") hereby being formed under Chapter 608, Florida Statutes, hereby files the following Articles of Organization for the Company:

FIRST: The name of the Company is:

Hospitality Holdings, L.L.C.

SECOND: The latest date on which the Company is to dissolve is December 31, 2029.

THIRD: The Company is organized to engage in and do any lawful act concerning any lawful business for which a limited liability company may be organized in accordance with Florida law, including all powers and purposes now and hereafter permitted by law to a limited liability company.

FOURTH: The street address of the initial registered office of the Company in Florida is 3011 Exchange Court, Suite 106, West Palm Beach, Florida 33409, and the name of the initial registered agent of the Company in Florida at that address is Ronald Okolichany.

FIFTH: The principal place of business of the Company is 3011 Exchange Court, Suite 106, West Palm Beach, Florida 33409, and the mailing address of the Company is the same.

SIXTH: The Company is to be managed by the Managing Member. The name and address of the initial Managing Member is: John C. Metz, having an address at 3011 Exchange Court, Suite 106, West Palm Beach, Florida 33409.

SEVENTH: Initially, the Company will have one (1) Member. The total amount of cash (and a description and agreed value of any property other than cash) contributed to the Company, as capital, by the Member is \$100.00. The allocations and distributions of the Company shall be made in proportion to the Member's Percentage Interest, as set forth in the Operating Agreement.

EIGHTH: Additional capital contributions may be made at such times and in such amounts as determined by the Member, in accordance with the terms and conditions of the Operating Agreement of the Company. No additional capital contribution is to be made by the Member at this time.

NINTH: The Member shall have the right to admit additional Members to the Company\*in accordance with the terms and conditions of the Operating Agreement of the Company. In the event there is more than one (1) Member of the company, the provisions of the Operating agreement shall be interpreted in accordance with such membership.

TENTH: If there is one (1) Member, the company shall terminate upon the death, retirement, expulsion, resignation, bankruptcy, or dissolution of the Member or the occurrence of any other event which terminates the continued membership of the Member in the Company. If there is more than one (1) Member of the Company, the remaining Members of the Company, by the unanimous vote or consent of the Members, may continue the Company upon 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 Company.

ELEVENTH: The Member of the Company is not liable for payment of any debt, obligation or other liability of the Company.

IN WITNESS WHEREOF, the undersigned has executed and acknowledged these Articles Of Organization on \_\_\_\_\_, 1999.

In the presence of:

print name: Row Okolichny

JOHN C. METZ, Member and Organizer

print name: \_\_\_\_\_

\* by the unanimous vote or consent of the Member,

STATE OF Florida  
COUNTY OF Palm Beach

The foregoing instrument was acknowledged before me this 30<sup>TH</sup> day of MARCH, 1999, by JOHN C. METZ, as the Member and the Organizer of Hospitality Holdings, L.L.C., on behalf of the company, who is personally known to me (or who has produced \_\_\_\_\_ as identification).



ALLEN M. KARMELIN  
COMMISSION # CC764424  
EXPIRES AUG 04, 2002  
BONDED THROUGH  
ADVANTAGE NOTARY

NOTARY PUBLIC:

Sign Allen M. Karmelin  
Print Allen M. Karmelin  
My Commission Expires: 8/4/02

**CONSENT TO APPOINTMENT  
BY REGISTERED AGENT**

I, having been named as Registered Agent for Hospitality Holdings, L.L.C., hereby voluntarily consent to serve as Registered Agent for Hospitality Holdings, L.L.C..

I know and understand the duties and responsibilities of a Registered Agent as set forth in chapter 608, Florida Statutes, and I hereby accept those duties and responsibilities.

Dated: March 30, 1999

  
\_\_\_\_\_  
RONALD OKOLICHANY

**AFFIDAVIT OF MEMBERSHIP AND CONTRIBUTIONS**

The undersigned Member of HOSPITALITY HOLDINGS, L.L.C. (the "Company"), deposes and says:

1. The Company has at least one member.
2. The total amount of cash contributed by the Member is: \$100.00.
3. If any, the agreed value of property other than cash contributed by the Member is: \$-0-.
4. The total amount of cash or property anticipated to be contributed by Member is: \$100.00.

In accordance with Chapter 608, Florida Statutes, the execution of this affidavit constitutes an affirmation under the penalties of perjury that the facts stated herein are true.

  
JOHN C. METZ, Member

Dated: March 30, 1999.

STATE OF Florida  
COUNTY OF Palm Beach

The foregoing instrument was acknowledged before me this 30<sup>th</sup> day of March, 1999, by JOHN C. METZ, as the Member of Hospitality Holdings, L.L.C., on behalf of the Company, who is personally known to me (or who has produced \_\_\_\_\_ as identification).

NOTARY PUBLIC:

Sign Allen M. Karmelin

Print Allen M. Karmelin

My Commission Expires: 8/4/02

