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April 20, 1999

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

800002852388--6  
-04/26/99--01166--012  
\*\*\*\*337.50 \*\*\*\*337.50

Gentlemen:

Enclosed please find an original and a copy of OLEMBERG/BERENTHAL PROPERTIES, L.L.C., together with our check in the amount of \$337.50 which takes care of the filing cost, designation of R.A. and a certified copy.

Please return the certified copy to the undersigned.

Sincerely, yours,

  
MANUEL ZAIAC

Name	
Availability	
Document Examiner	
Updater	
Judicial Verifier	
Acknowledgement	
W. P. Verifier	

FILED  
SECRETARY OF STATE  
DIVISION OF CORPORATIONS  
99 MAY 10 AM 8:57



FLORIDA DEPARTMENT OF STATE

Katherine Harris  
Secretary of State

April 29, 1999

MANUEL ZAIAC  
ONE CENTRUST FINANCIAL CENTER, SUITE 235  
100 SOUTHEAST 2ND STREET  
MIAMI, FL 33131

SUBJECT: OLEMBERG/BERENTHAL PROPERTIES, L.L.C.  
Ref. Number: W99000010061

We have received your document for OLEMBERG/BERENTHAL PROPERTIES, L.L.C. and your check(s) totaling \$337.50. However, the enclosed document has not been filed and is being returned for the following correction(s):

You must provide this office with the agreed value and a written description of the property and/or services you refer to in your affidavit. You may amend your affidavit to include this description or include an attachment.

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: 699A00022943

ARTICLES OF ORGANIZATION FOR  
FLORIDA LIMITED LIABILITY COMPANY

FILED  
SECRETARY OF STATE  
DIVISION OF CORPORATIONS  
99 MAY 10 AM 8:57

ARTICLE 1 - Name

The name of the Limited Liability Company is:

OLEMBERG/BERENTHAL PROPERTIES, LLC.

ARTICLE II - Address:

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

800 N.W. 21<sup>ST</sup> STREET MIAMI FL 33127

ARTICLE III - Duration:

The period of duration for the Limited Liability Company shall be:

PERPETUAL

ARTICLE IV - Management

*(check and complete the appropriate statement)*

☐ The Limited Liability Company is to be managed by a manager or managers and the name(s) and address(es) of such manager(s) who is/are to serve as manager(s) is/are:

☒ The Limited Liability Company is to be managed by the members and the name(s) and address(es) of the managing member(s) is/ are:

ISAAC OLEMBERG                      800 N.W. 21<sup>ST</sup> STREET MIAMI FL 33127

OR,

NIEVES OLEMBERG                      800 N.W. 21<sup>ST</sup> STREET MIAMI FL 33127

**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:

TO BE DETERMINED IN THE FUTURE BY MAJORITY VOTE OF THE MEMBERS.

**ARTICLE VI - Members Rights to Continue Business:**

The right, if given, of the remaining members of the limited liability company to continue 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:

TO BE DETERMINED IN THE FUTURE BY MAJORITY VOTE OF THE MEMBERS.

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: OLEMBERG/BERENTHAL PROPERTIES, LLC.

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

ISAAC OLEMBERG      800 N.W. 21<sup>ST</sup> STREET MIAMI FL 33127

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.

  
ISAAC OLEMBERG      4/21/1999  
(Date)

FILING FEE: \$35 for Designation of Registered Agent

AFFIDAVIT OF MEMBERSHIP AND CONTRIBUTIONS

The undersigned member or authorized representative of a member of OLEMBERG/BERENTHAL PROPERTIES, LLC. 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 \$448,254.00
- 3) If any, the agreed value of property other than cash contributed by member(s) is \$424,584.00. A description of the property is attached and made a part hereto.  
*lots 1, 2, 3, 4, 5, 16 and 17, Block 38 North, City of Miami  
According to the plat thereof as recorded in Plat Book "B", page 41  
of the public records of Dade County Florida*
- 4) The total amount of cash or property anticipated to be contributed by member(s) is \$872,838.00. This total includes amounts from 2 and 3 above.



ISAAC OLEMBERG

(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).

FILING FEE: \$ 250 for Articles of Organization and Affidavit