

M0500000 4980

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

PICK-UP WAIT MAIL

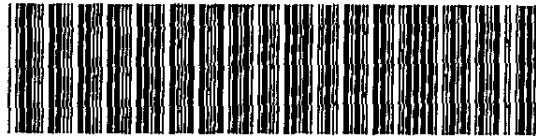
(Business Entity Name)

(Document Number)

Certified Copies _____ Certificates of Status _____

Special Instructions to Filing Officer:

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07/08/05--01056--001 **125.00

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09/08/05--01056--008 **125.00

PF/ARIS
-OWS

W05-33536
J. BRYAN JUL 13 2005
DIVISION OF CORPORATIONS
TALLAHASSEE, FLORIDA
2005 SEP -8 PM 4:34
FILED

PFIS/ARIS - \$550
FF - \$125

J. BRYAN SEP 9 2005

FILED
2005 SEP -8 PM 4:34
DIVISION OF CORPORATIONS
TALLAHASSEE, FLORIDA

TRANSMITTAL LETTER

TO: Registration Section
Division of Corporations

SUBJECT: BISH-NEEN REALTY, LLC
(Name of Limited Liability Company)

The enclosed "Application by Foreign Limited Liability Company for Authorization to Transact Business in Florida," Certificate of Existence, and check are submitted to register the above referenced foreign limited liability company to transact business in Florida..

Please return all correspondence concerning this matter to the following:

LEONARD BELLO
(Name of Person)

BISH-NEEN REALTY LLC
(Firm/Company)

184 MAIN STREET
(Address)

WAREHAM, MA 02571
(City/State and Zip Code)

For further information concerning this matter, please call:

LEONARD BELLO at (508) 295-2522
(Name of Person) (Area Code & Daytime Telephone Number)

STREET ADDRESS:
Registration Section
Division of Corporations
409 E. Gaines Street
Tallahassee, Florida 32399

MAILING ADDRESS:
Registration Section
Division of Corporations
P.O. Box 6327
Tallahassee, Florida 32314

Enclosed is a check for the following amount:

- \$125.00 Filing Fee
- \$130.00 Filing Fee & Certificate of Status
- \$155.00 Filing Fee & Certified Copy
- \$160.00 Filing Fee, Certificate of Status & Certified Copy



FLORIDA DEPARTMENT OF STATE

Glenda E. Hood
Secretary of State

July 13, 2005

LEONARD BELLO
BISH-NEEN REALTY LLC
184 MAIN STREET
WAREHAM, MA 02571

SUBJECT: BISH-NEEN REALTY LLC
Ref. Number: W05000033536

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2005 SEP -8 PM 4:34
BISH-NEEN REALTY LLC
TALLAHASSEE, FLORIDA

We have received your document for BISH-NEEN REALTY LLC and your check(s) totaling \$125.00. However, the document has not been filed and is being retained in this office for the following:

Pursuant to section 607.1502(4), 617.1502(4) or 608.502(4), Florida Statutes, this office collects a civil penalty of \$1000 for each year this entity transacted business or conducted its affairs in Florida prior to qualification and the appropriate annual report/uniform business report fees that would have been due this office had the entity qualified the year it began operations in this state. The amount due this office to cover both annual report/uniform business report and penalty fees is \$2,100.00.

Enclosed please find a copy of section 607.1501, 617.1501, or 608.502, Florida Statutes, which lists those activities that do not constitute transacting business in this state. If after reviewing this section you determine erroneous information was inserted on the application, a notarized affidavit containing the following information must be submitted: 1.) a statement indicating erroneous information was listed on the application; and 2.) the correct date the corporation began transacting business in Florida prior to the year the application was submitted did not constitute transacting business pursuant to section 607.1501, 617.1501 or 608.502, Florida Statutes.

A certificate of existence or a certificate of good standing, dated no more than 90 days prior to the delivery of the application to the Department of State, duly authenticated by the secretary of state or other official having custody of the records in the jurisdiction under the laws of which it is incorporated/organized, must be submitted to this office. A translation of the certificate under oath of the translator must be attached to a certificate which is in a language other than the English language. A photocopy of this certificate is not acceptable.

If you have any questions concerning the filing of your document, please call (850) 245-6043.

Joey Bryan

Document Specialist

Letter Number: 805A00046241

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DIVISION OF CORPORATIONS
TALLAHASSEE, FLORIDA

August 3, 2005

Florida Department of State
Division of Corporations
ATTN: Joey Bryan
P.O. Box 6327
Tallahassee, FL 32314

FILED
2005 SEP -8 PM 4:34
DIVISION OF CORPORATIONS
TALLAHASSEE, FLORIDA

RE: BISH-NEEN, LLC
REF. NO.: W05000033536

Dear Mr. Bryan:

I am writing in regards to your letter to me dated July 13, 2005. Your letter makes reference to several different statute references, none of which I am familiar with, so I am a bit confused as to what it is I need to do.

I purchased a two bedroom condominium unit at the Vanderbilt Country Club and when I decided that I would rent it for January, February and/or March in order to offset some of the cost, I formed an LLC in Massachusetts and transferred the condominium into the LLC for estate planning purposes. I then rented my condo from January 15 - March 31, 2004 and from January 1 - March 31, 2005. I am only able to get away from my job for four to five days at a time and come down for that period of time in October, April and May. I have only rented to people I know who are from Massachusetts, I do not advertise the rental of my condo in Florida.

I really didn't consider my activities as constituting doing business in the State of Florida. In any event, when I got your papers, they required I obtain a full-time Florida resident to sign as a resident agent. It took months of calling everyone I knew who wintered in Florida to see if they knew a full-time resident who would be willing to sign your paperwork and take on the responsibility of being a resident agent. When that was finally accomplished, the paperwork was returned to you and I received the attached response.

If renting my condo one to three months a year to Mass. residents is considered conducting a business in the State of Florida, I ask that you waive the penalty fees. If this does not constitute conducting a business in Florida, then I assume it is unnecessary for me to formally register with your state and there would be no filing or penalty fees. If it makes a difference, I can transfer the condominium back into my own name or if

necessary, stop renting it. I am trying with my limited (virtually non-existent knowledge of Florida law) to do the right thing.

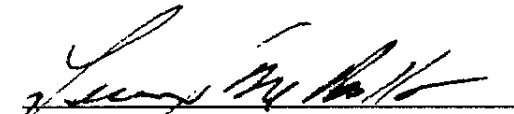
I have ordered an original Certificate from the Commonwealth of Massachusetts Department of Corporations.

The date listed in the Application of March 19, 2003, is the date Bish-Neen Realty, LLC, was formerly established. The first date Bish-Neen LLC rented the Condo to tenants was January 15, 2004 – March 31, 2004, then again, from January 1, 2005 – March 31, 2005.

I hereby certify the information contained herein is true and accurate to the best of my belief.

Please get back to me as soon as you can, as this is making me very uncomfortable.

Signed under the pains and penalties of perjury, this the 3rd day of August, 2005.


Leonard M. Bello
Member – Bish-Neen Realty, LLC

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DIVISION OF CORPORATIONS
TALLAHASSEE, FLORIDA



FLORIDA DEPARTMENT OF STATE
Glenda E. Hood
Secretary of State

August 9, 2005

LEONARD BELLO
BISH-NEEN REALTY LLC
184 MAIN STREET
WAREHAM, MA 02571

SUBJECT: BISH-NEEN REALTY LLC
Ref. Number: W05000033536

FILED
2005 SEP -8 PM 4:34
DIVISION OF CORPORATIONS
TALLAHASSEE, FLORIDA

We have received your document for BISH-NEEN REALTY LLC and your check(s) totaling \$125.00. However, the document has not been filed and is being retained in this office for the following:

Based on the information you have provided and in accordance with s.607.1502(4), 608.502(4) or 617.1502(4), F.S., this office will reduce the civil penalty of \$1,000 per year to \$500 per year for each year this entity transacted business or conducted its affairs in Florida prior to qualification. Therefore, the total amount due to cover both annual report/uniform business report and penalty fees is \$550.00.

The total amount due is \$675.00.

There is a balance due of \$550.00.

A certificate of existence or a certificate of good standing, dated no more than 90 days prior to the delivery of the application to the Department of State, duly authenticated by the secretary of state or other official having custody of the records in the jurisdiction under the laws of which it is incorporated/organized, must be submitted to this office. A translation of the certificate under oath of the translator must be attached to a certificate which is in a language other than the English language. A photocopy of this certificate is not acceptable.

If you have any questions concerning the filing of your document, please call (850) 245-6911.

Brenda Tadlock
Senior Section Administrator

Letter Number: 105A00050985

LAW OFFICES OF BELLO & BELLO

LEONARD M. BELLO, ESQ.
HARRY M. BELLO, ESQ. (RET.)

Of Counsel
HON. BARON H. MARTIN (RET.)

August 31, 2005

Florida Department of State
Division of Corporations
ATTN: Brenda Tadlock
P.O. Box 6327
Tallahassee, FL 32314

FILED
2005 SEP -8 PM 4:34
DIVISION OF CORPORATIONS
TALLAHASSEE, FLORIDA

RE: BISH-NEEN REALTY, LLC
REF. NO.: W05000033536

Dear Ms. Tadlock:

Per our most recent telephone discussion, enclosed are my checks in the amount of \$425 and \$125 which together, total the balance due of \$550.

Also enclosed is the Certificate of Existence which you requested.

Please advise if there is a yearly registration with appropriate instructions and forms, if applicable.

Very truly yours,


Leonard M. Bello, Esq.

LMB/hem
Enclosure

APPLICATION BY FOREIGN LIMITED LIABILITY COMPANY FOR AUTHORIZATION TO TRANSACT BUSINESS IN FLORIDA

IN COMPLIANCE WITH SECTION 608.503, FLORIDA STATUTES, THE FOLLOWING IS SUBMITTED TO REGISTER A FOREIGN LIMITED LIABILITY COMPANY TO TRANSACT BUSINESS IN THE STATE OF FLORIDA:

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TALLAHASSEE, FLORIDA

1. BISH-NEEN REALTY LLC
(Name of Foreign Limited Liability Company)

2. MASSACHUSETTS 3. 59-3769867
(Jurisdiction under the law of which foreign limited liability company is organized) (FEI number, if applicable)

4. 3/19/03 5. N/A
(Date of Organization) (Duration: Year limited liability company will cease to exist or "perpetual")

6. 3/19/03
(Date first transacted business in Florida, if prior to registration.)
(See sections 608.501 & 608.502 F.S. to determine penalty liability)

7. 184 MAIN ST
WAREHAM, MA 02571
(Street Address of Principal Office)

8. If limited liability company is a manager-managed company, check here

9. The name and usual business addresses of the managing members or managers are as follows:

LEONARD BELLO 184 MAIN ST, WAREHAM, MA 02571

HARRY BELLO SAME

10. Attached is an original certificate of existence, no more than 90 days old, duly authenticated by the official having custody of records in the jurisdiction under the law of which it is organized. (A photocopy is not acceptable. If the certificate is in a foreign language, a translation of the certificate under oath of the translator must be submitted.)

11. Nature of business or purposes to be conducted or promoted in Florida: RENTAL REAL ESTATE

Leonard M Bello
Signature of a member or an authorized representative of a member.
(In accordance with section 608.408(3), F.S., the execution of this document constitutes an affirmation under the penalties of perjury that the facts stated herein are true.)

LEONARD M BELLO
Typed or printed name of signee

**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 TO DESIGNATE A REGISTERED OFFICE AND REGISTERED AGENT IN THE STATE OF FLORIDA.

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DIVISION OF CORPORATIONS
TALLAHASSEE, FLORIDA

1. The name of the Limited Liability Company is:

BLSH-NEEN REALTY LLC

2. The name and the Florida street address of the registered agent and office are:

GARY BENJAMIN

(Name)

2991 DICK WILSON DRIVE

Florida Street Address (P.O. Box NOT ACCEPTABLE)

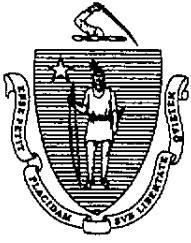
SARASOTA, FL 34240

City/State/Zip

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 as provided for in Chapter 608, Florida Statutes.


(Signature)

\$ 100.00 Filing Fee for Application
\$ 25.00 Designation of Registered Agent
\$ 30.00 Certified Copy (optional)
\$ 5.00 Certificate of Status (optional)



The Commonwealth of Massachusetts
Secretary of the Commonwealth
State House, Boston, Massachusetts 02133

William Francis Galvin
Secretary of the
Commonwealth

August 12, 2005

TO WHOM IT MAY CONCERN:

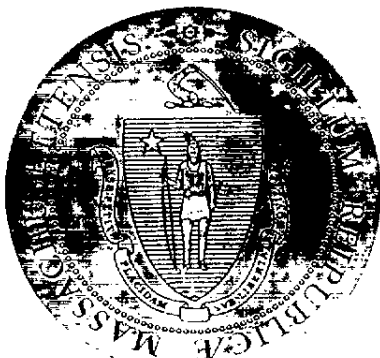
I hereby certify that a certificate of organization of Limited Liability Company was filed in this office by

BISH-NEEN REALTY, LLC

in accordance with the provisions of Massachusetts General Laws Chapter 156C on **March 24, 2003**.

I further certify that said Limited Liability Company has not filed a certificate of cancellation; and that, so far as appears of record, said Limited Liability Company has legal existence.

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2005 SEP -8 PM 4:34
DIVISION OF CORPORATIONS
TALLAHASSEE, FLORIDA



In testimony of which,
I have hereunto affixed the
Great Seal of the Commonwealth
on the date first above written.

William Francis Galvin
Secretary of the Commonwealth