

P19000004665

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

☐ PICK-UP ☐ WAIT ☐ MAIL

(Business Entity Name)

(Document Number)

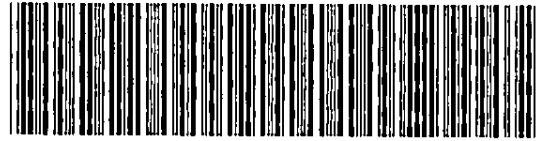
Certified Copies _____ Certificates of Status _____

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JAN 16 2019



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19 JAN 15 PM 3:07
JAN 16 2019
JAN 16 2019



FLORIDA DEPARTMENT OF STATE
Division of Corporations

January 8, 2019

JAMES COOK
1900 N BAYSHORE DR, STE 5004
MIAMI, FL 33132

SUBJECT: YALE REALTY ADVISORS, INC
Ref. Number: W19000002002

2019 JAN 15 PM 4:00

We have received your document for YALE REALTY ADVISORS, INC and your check(s) totaling \$122.50. However, the enclosed document has not been filed and is being returned for the following correction(s):

As a condition of a conversion, pursuant to s.605.0212(9) & s.605.0212(10), Florida Statutes, the entity must be active and current in filing its annual reports with the Department of State through December 31 of the calendar year in which the conversion is submitted for filing.

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) 245-6052.

Keyna E Page
Regulatory Specialist II

Letter Number: 819A00000547

COVER LETTER

TO: Charter Section
Division of Corporations

SUBJECT: Yale Realty Advisors, Inc.

Name of Resulting Florida Profit Corporation

The enclosed Certificate of Conversion, Articles of Incorporation, and fees are submitted to convert an "Other Business Entity" into a "Florida Profit Corporation" in accordance with s. 607.1115, F.S.

Please return all correspondence concerning this matter to:

James Cook

Contact Person

Yale Realty & Capital Advisors

Firm/Company

1900 N Bayshore Dr, Suite 5004

Address

Miami, FL 33132

City, State and Zip Code

james@yaleadvisors.com

E-mail address: (to be used for future annual report notification)

For further information concerning this matter, please call:

James Cook

at (386) 623-4623

Name of Contact Person

Area Code and Daytime Telephone Number

Enclosed is a check for the following amount:

- | | | | |
|---|---|---|---|
| <input type="checkbox"/> \$105.00 Filing Fees | <input type="checkbox"/> \$113.75 Filing Fees
and Certificate of
Status | <input type="checkbox"/> \$113.75 Filing Fees
and Certified Copy | <input checked="" type="checkbox"/> \$122.50 Filing Fees,
Certified Copy, and
Certificate of Status |
|---|---|---|---|

STREET ADDRESS:

New Filings Section
Division of Corporations
Hilton Building
661 Executive Center Circle
Tallahassee, FL 32301

MAILING ADDRESS:

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

Certificate of Conversion

For

"Other Business Entity"

Into

Florida Profit Corporation

This Certificate of Conversion **and attached Articles of Incorporation** are submitted to convert the following **"Other Business Entity"** into a **Florida Profit Corporation** in accordance with s. 607.1115, Florida Statutes.

1. The name of the "Other Business Entity" immediately prior to the filing of this Certificate of Conversion is:

Yale Realty Advisors LLC

612-86580

Enter Name of Other Business Entity

2. The "Other Business Entity" is a limited liability company

(Enter entity type. Example: limited liability company, limited partnership, general partnership, common law or business trust, etc.)

first organized, formed or incorporated under the laws of Florida

(Enter state, or if a non-U.S. entity, the name of the country)

on 07/02/2012

Enter date "Other Business Entity" was first organized, formed or incorporated

3. If the jurisdiction of the "Other Business Entity" was changed, the state or country under the laws of which it is now organized, formed or incorporated:

4. The name of the Florida Profit Corporation as set forth in the **attached Articles of Incorporation**:

Yale Realty Advisors, Inc.

Enter Name of Florida Profit Corporation

5. If not effective on the date of filing, enter the effective date: _____

(The effective date: Cannot be prior to nor more than 90 days after the date this document is filed by the Florida Department of State.)

Note: If the date inserted in this block does not meet the applicable statutory filing requirements, this date will not be listed as the document's effective date on the Department of State's records.

19 JAN 15 PM 3:08
FLORIDA

Signed this 28th day of December, 2018.

Required Signature for Florida Profit Corporation:

Signature of Chairman, Vice Chairman, Director, Officer, or, if Directors or Officers have not been selected, an Incorporator: James Cook
Printed Name: James Cook Title: Incorporator

Required Signature(s) on behalf of Other Business Entity: [See below for required signature(s).]

Signature: Charlie Sparks
Printed Name: Charlie Sparks Title: Member

Signature: _____
Printed Name: _____ Title: _____

Signature: _____
Printed Name: _____ Title: _____

Signature: _____
Printed Name: _____ Title: _____

Signature: _____
Printed Name: _____ Title: _____

Signature: _____
Printed Name: _____ Title: _____

If Florida General Partnership or Limited Liability Partnership:

Signature of one General Partner.

If Florida Limited Partnership or Limited Liability Limited Partnership:

Signatures of ALL General Partners.

If Florida Limited Liability Company:

Signature of a Member or Authorized Representative.

All others:

Signature of an authorized person.

<u>Fees:</u>		
Certificate of Conversion:		\$35.00
Fees for Florida Articles of Incorporation:		\$70.00
Certified Copy:		\$8.75 (Optional)
Certificate of Status:		\$8.75 (Optional)

FILED
JAN 15 PM 3:08
TALLAHASSEE, FLORIDA

ARTICLES OF INCORPORATION
In compliance with Chapter 607 and/or Chapter 621, F.S. (Profit)

ARTICLE I NAME
The name of the corporation shall be: Yale Realty Advisors, Inc.

ARTICLE II PRINCIPAL OFFICE
The principal place of business/mailling address is:

Principal street address
26 SW Commerce Drive
Suite 130
Lake City, FL 32025

Mailing address, if different is:
1900 N Bayshore Drive
Suite 5004
Miami, FL 33132

ARTICLE III PURPOSE
The purpose for which the corporation is organized is:
any and all lawful business

ARTICLE IV SHARES
The number of shares of stock is: 100

ARTICLE V INITIAL OFFICERS AND/OR DIRECTORS

Name and Title: Charlie Sparks, President
Address: 426 SW Commerce Drive, Suite 130
Lake City, FL 32025

Name and Title: _____
Address: _____

Name and Title: Charlie Sparks, Treasurer
Address: 426 SW Commerce Drive, Suite 130
Lake City, FL 32025

Name and Title: _____
Address: _____

Name and Title: Charlie Sparks, Secretary
Address: 426 SW Commerce Drive, Suite 130
Lake City, FL 32025

Name and Title: _____
Address: _____

19 JAN 15 PM 3:08
CLERK OF DISTRICT COURT
DADE COUNTY, FLORIDA

ARTICLE VI REGISTERED AGENT

the **name and Florida street address** (P.O. Box NOT acceptable) of the registered agent is:

Name: James Cook
Address: 1900 N Bayshore Dr, Suite 5004
Miami, FL 33132

ARTICLE VII INCORPORATOR

the **name and address** of the Incorporator is:

Name: James Cook
Address: 1900 N Bayshore Dr, Suite 5004
Miami, FL 33132

Having been named as registered agent to accept service of process for the above stated corporation at the place designated in a certificate, I am familiar with and accept the appointment as registered agent and agree to act in this capacity

James Cook 12/28/18
Required Signature/Registered Agent Date

Submit this document and affirm that the facts stated herein are true. I am aware that any 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.

James Cook 12/28/18
Required Signature/Incorporator Date

RECEIVED
19 JAN 15 PM 3:08
DEPARTMENT OF STATE
HALL OF RECORDS
TALLAHASSEE, FLORIDA