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To:

Division of Corporations
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Email Address: david.weisman@gmlaw.com

FLORIDA PROFIT/NON PROFIT CORPORATION

Versatile Holding Company, Inc.

Certificate of Status	1
Certified Copy	0
Page Count	06
Estimated Charge	\$78.75

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2020 JAN - 7 PM 3:17

SECRETARY OF STATE
TALLAHASSEE, FL

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2020 JAN - 7 AM 10:58

FLORIDA DEPARTMENT OF
CORPORATIONS
DIVISION OF COMMERCIAL
REGISTRATION SERVICES

Handwritten signature and date 1/8/20

**ARTICLES OF INCORPORATION
OF
VERSATILE HOLDING COMPANY, INC.**

The undersigned incorporator of these Articles of Incorporation, a natural person competent to contract, hereby forms a corporation for profit under the laws of the State of Florida.

1. **NAME.** The name of this corporation (the "Corporation") and the principal and mailing addresses of the Corporation are:

NAME: VERSATILE HOLDING COMPANY, INC.

PRINCIPAL ADDRESS:

**4701 S.W. 45th Street
Davie, Florida 33314**

MAILING ADDRESS:

**3300 North 29th Avenue, Suite 101
Hollywood, Florida 33020**

2. **PURPOSE.** The corporation is organized for the purpose of acquiring, developing, owning, holding, selling, leasing, transferring, exchanging, managing and operating real property and transacting any and all lawful business permitted by the laws of the State of Florida.
3. **CAPITAL STOCK.** This Corporation is authorized to issue One Thousand (1,000) shares of One (\$1.00) Dollar par value common stock, which shall be designated as "Common Shares." All of said stock shall be payable in cash, property (real or personal), or labor or services in lieu thereof at a just valuation to be fixed by the Board of Directors.
4. **DURATION.** This Corporation shall commence its corporate existence on the date of filing of these Articles of Incorporation with the Secretary of State and shall exist perpetually thereafter until sooner dissolved according to law.
5. **BUSINESS OFFICE AND REGISTERED AGENT.** The mailing address of the business office of this Corporation is: **3300 North 29th Avenue, Suite 101, Hollywood, Florida 33020** and the name of the registered agent of this Corporation is **BENNETT L. DAVID, III, 3300 North 29th Avenue, Suite 101, Hollywood, Florida 33020.**
6. **BOARD OF DIRECTORS AND OFFICERS.** This Corporation shall have TWO (2) directors. The number of directors may be either increased or diminished from time to time by the By-Laws, but shall never be less than one (1). The name and address of the directors of this Corporation are:

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JAN - 3:10 PM '20
SECRETARY OF STATE
TALLAHASSEE, FL

BENNETT L. DAVID, III
3300 North 29th Avenue
Suite 101
Hollywood, Florida 33020

RALPH ZASTENIK
3300 North 29th Avenue
Suite 101
Hollywood, Florida 33020

The officers of the Corporation are:

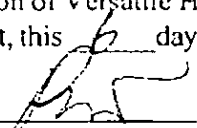
President: BENNETT L. DAVID, III

Vice President: RALPH ZASTENIK

Secretary: STUART EDINOFF

7. INDEMNIFICATION. Subject to the restriction below, the Corporation shall indemnify any officer or director or any former officer or director, to the fullest extent permitted by law either now existing or hereafter enacted. Notwithstanding the foregoing this obligation to indemnify directors and officers is subordinate to the loan in favor of Lender and shall not constitute a claim against the Corporation in the event that cash flow in excess of amounts necessary to pay holders of the loan is insufficient to pay such obligations.
10. BY-LAWS. The power to adopt, alter, amend or repeal By-Laws shall be vested in the Board of Directors and the Shareholders, but the Board of Directors may not alter, amend or repeal any By-Laws adopted by the Shareholders if the Shareholders provide that such By-Laws shall not be altered, amended or repealed by the Board of Directors. The By-Laws shall comply with the restrictions set forth herein. As of the date hereof, the Corporation does not have By-Laws.
11. AMENDMENTS. These Articles of Incorporation may be amended in the manner provided by law. Every amendment shall be approved by the Board of Directors, proposed by them to the shareholders and approved at a shareholders' meeting by a majority of the shareholders entitled to vote thereon, unless all of the Directors and all of the shareholders sign a written statement manifesting their intention that a certain amendment to the Articles of Incorporation be made.

IN WITNESS WHEREOF, these Articles of Incorporation of Versatile Holding Company, Inc. are signed by BENNETT L. DAVID, III, its President, this 6 day of January, 2020.



BENNETT L. DAVID, III

CERTIFICATE OF DESIGNATING PLACE OF BUSINESS OR DOMICILE
FOR THE SERVICE OF PROCESS WITHIN THIS STATE, NAMING
AGENT UPON WHOM PROCESS MAY BE SERVED

In pursuance of Chapter 48.091, Florida Statutes, the following is submitted, in compliance with said Act:

First: That **VERSATILE HOLDING COMPANY, INC.** desiring to organize under the laws of the State of Florida with its principal office, as indicated in the Articles of Incorporation at the City of Hollywood, County of Broward, State of Florida, has named **BENNETT L. DAVID, III, 3300 North 29th Avenue, Suite 101, Hollywood, Florida 33020**, as its agent to accept service of process within this State.

ACKNOWLEDGMENT OF DESIGNATED AGENT:

Having been named to accept service of process for the above stated Corporation at the place designated in this Certificate, I hereby accept to act in this capacity, and agree to comply with the provision of said Act relative to keeping open said office.



BENNETT L. DAVID, III

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TALLAHASSEE, FL

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