

**P240003590554**

# Florida Department of State

Division of Corporations

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## FLORIDA PROFIT/NON PROFIT CORPORATION

YOLIMA ZAPATA OBRIEN, PA

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**ARTICLES OF INCORPORATION OF  
YOLIMA ZAPATA OBRIEN, PA**

The undersigned incorporator hereby forms a corporation under chapter 621 of the laws of the State of Florida.

**ARTICLE I - Name and Address**

The name of the Corporation shall be:

**YOLIMA ZAPATA OBRIEN, PA**

The address of the initial principal office of this corporation shall be: 19501 W Country Club Dr, Apt 613, Aventura, FL 33180, and the mailing address shall be the same.

**ARTICLE II - Nature of Business**

Real Estate sales, marketing and management

**ARTICLE III - Capital Stock**

The maximum number of shares of stock that this corporation is authorized to have outstanding at any one time is 1,000 shares of common stock having a \$1.00 per share par value.

**ARTICLE IV - Registered Agent**

The Street Address of the initial registered office of the corporation shall be 1575 SW 87 Ave, Miami, FL 33174 and the name of the initial registered agent of the corporation at that address shall be Sergio A. Fleites, C.F.A.

**ARTICLE V - Term of Existence**

The corporation is to exist perpetually.

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**ARTICLE VI – Officers and Directors**

This corporation shall have one officers and one director, initially. The name and street address of the initial officers and directors who shall hold office for the first year of the corporation, or until their successors is elected or appointed is:

YOLIMA ZAPATA OBRIEN

President


19501 W Country Club Dr Apt 613  
Aventura, Fl 33180

**ARTICLE VII – Incorporator:**

The name and street address of the incorporator to these Articles of Incorporation is:

Sergio A. Fleites, C.P.A.  
1575 SW 87 AVE  
Miami, Fl 33174

IN WITNESS THEREOF, the undersigned has here unto set his hand, on this 22nd day of October, 2024.

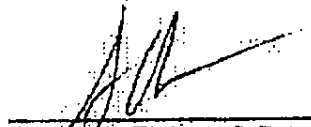
  
\_\_\_\_\_  
Sergio A. Fleites, C.P.A.  
(Incorporator)

**ARTICLE VIII – Code Section 1244 Stock**

All stock issued by this corporation shall be deemed to be "small business stock" as defined by Internal Revenue Code Section 1244.

**ARTICLE IX – Registered Agent**

I hereby am familiar with and accept the duties and responsibilities as registered agent for said Corporation.

  
\_\_\_\_\_  
Sergio A. Fleites, C.P.A.  
(Registered Agent)

**CERTIFICATE 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 621 Florida Statutes, the following is submitted,  
in compliance with said Act:

First: That, YOLIMA ZAPATA OBRIEN, PA.

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 Miami, County of Miami-  
Dade, State of Florida has named Sergio A. Fleites, C.P.A. located at 1575 SW  
87 Ave, Miami, FL 33174, City of Miami, County of Miami-Dade, State of Florida,  
as its agent to accept service of process within this state.

**ACKNOWLEDGEMENT:**

Having been named to accept service of process for the above stated  
corporation, at 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.

  
Sergio A. Fleites, C.P.A.  
(Registered Agent)

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