

P96000026035

LAZARUS CORPORATE INDUSTRIES, INC.

Requestor's Name

890 S.W. 87 AVENUE SUITE: 16

Address

MIAMI, FLORIDA 33174 (305)552-5973

City/State/Zip

Phone //

LOCAL REPRESENTATIVE TALLAHASSEE

8000001755878

-03/25/96--01045--001

***122.50 ***122.50

Office Use Only

CORPORATION NAME(S) & DOCUMENT NUMBER(S), (if known):

1. IL VILLAGGIO REAL ESTATE SALES CORP
(Corporation Name) (Document #)

2. _____
(Corporation Name) (Document #)

3. _____
(Corporation Name) (Document #)

4. _____
(Corporation Name) (Document #)

☒ Walk in

☒ Pick up time 2:00

☒ Certified Copy

☐ Mail out

☐ Will wait

☐ Photocopy

☐ Certificate of Status

NEW FILINGS	
<input checked="" type="checkbox"/>	Profit
<input type="checkbox"/>	NonProfit
<input type="checkbox"/>	Limited Liability
<input type="checkbox"/>	Domestication
<input type="checkbox"/>	Other

AMENDMENTS	
<input type="checkbox"/>	Amendment
<input type="checkbox"/>	Resignation of R.A., Officer/ Director
<input type="checkbox"/>	Change of Registered Agent
<input type="checkbox"/>	Dissolution/Withdrawal
<input type="checkbox"/>	Merger

OTHER FILINGS	
<input type="checkbox"/>	Annual Report
<input type="checkbox"/>	Fictitious Name
<input type="checkbox"/>	Name Reservation

REGISTRATION/ QUALIFICATION	
<input type="checkbox"/>	Foreign
<input type="checkbox"/>	Limited Partnership
<input type="checkbox"/>	Reinstatement
<input type="checkbox"/>	Trademark
<input type="checkbox"/>	Other

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS
96 MAR 25 PM 1:26

RECEIVED
96 MAR 25 AM 11:02
DIVISION OF CORPORATION

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS

CERTIFICATE OF INCORPORATION

96 MAR 25 PM 1:26

OF

IL VILLAGGIO REAL ESTATE SALES CORP.

The undersigned subscribers to these articles of incorporation hereby associate themselves together to form a corporation under the laws of the State of Florida.

ARTICLE I

NAME

The name of this corporation is IL VILLAGGIO REAL ESTATE SALES CORP.

ARTICLE II

GENERAL NATURE OF BUSINESS

The corporation may engage in any activity or business permitted under the laws of the United States and of the State of Florida.

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 nominal or par value of One (\$1.00) Dollar per share. All said shares shall be payable in cash, property, labor or services at a valuation to be fixed by the Board of Directors at a meeting called for that purpose. Property, labor or services may be purchased or paid for with capital stock at a just valuation to be fixed by the Board of Directors.

ARTICLE IV

INITIAL CAPITAL

The amount of capital with which this corporation will begin business is not less than \$100.

ARTICLE V

TERM OF EXISTENCE

This corporation is to exist perpetually.

ARTICLE VI

ADDRESS

The initial mailing address of the principal office of this corporation in the State of Florida is c/o 101 Madeira Avenue, Coral Gables, FL 33134. The Board of Directors may from time to time move the principal office to another address in Florida.

ARTICLE VII

DIRECTORS

This corporation shall have not less than one director, however, the number of directors may be increased or diminished from time to time by By-laws adopted by the Stockholders, but shall never be less than one.

ARTICLE VIII

INCORPORATOR

The name and mailing address of the incorporator of these articles of incorporation is Arazoza, Comas, de Torres, Fernandez-Fraga, P.A., 101 Madeira Avenue, Coral Gables, FL 33134.

ARTICLE IX

AMENDMENT

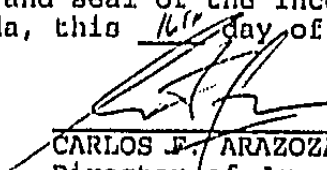
These articles of incorporation may be amended in the manner provided by law. Every amendment shall be approved by the Board of Directors, proposed by them to the Stockholders, and approved at a stockholders' meeting by two thirds of the stock entitled to vote thereon, unless all the directors and all the stockholders sign a written statement manifesting their intention that a certain amendment of these articles of incorporation be made.

ARTICLE X

REGISTERED OFFICE AND REGISTERED AGENT

IL VILLAGGIO REAL ESTATE SALES CORP., desiring to organize under the laws of the State of Florida, with its principal office as indicated in the Articles of Incorporation at the County of Dade, State of Florida, hereby designates Arazoza, Comas, de Torres, Fernandez-Fraga, P.A. as its Registered Agent, to accept services within the State. The registered office of the corporation shall be 101 Madeira Avenue, Coral Gables, Florida.

WITNESS the hand and seal of the incorporator in Dade County, State of Florida, this 16th day of MARCH, 1996.


CARLOS F. ARAZOZA, as Managing
Director of Arazoza, Comas, de Torres,
Fernandez-Fraga, P.A.

STATE OF FLORIDA)
) SS:
COUNTY OF DADE)

PERSONALLY appeared before me, Carlos F. Arazoza, as Managing Director of Arazoza, Comas, de Torres, Fernandez-Fraga, P.A., to me well known to be the incorporator to the foregoing Articles of IL VILLAGGIO REAL ESTATE SALES CORP. who being by me first duly sworn, acknowledges that he signed the same for the purposes therein expressed.

WITNESS my hand and seal at Coral Gables, Dade County, Florida, this 16th day of MARCH, 1996.


NOTARY PUBLIC, STATE OF FLORIDA
AT LARGE

My commission expires:



FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS
96 MAR 25 PM 1:26


CERTIFICATE OF DESIGNATION

REGISTERED AGENT/REGISTERED OFFICE

Pursuant to the provisions of Section 607.0501, Florida Statutes, the undersigned corporation, organized under the laws of the State of Florida, submits the following statement in designating the registered office/registered agent, in the State of Florida.

1. The name of the corporation is IL VILLAGGIO REAL ESTATE SALES CORP.
2. The name and address of the registered agent and office is:


Arazoza, Comas, de Torres, Fernandez-Fraga, P.A.
101 Madeira Avenue
Coral Gables, Florida 33134



CARLOS F. ARAZOZA,
Managing Director

Date: 3/16/96

Having been named as Registered Agent and to accept service of process for the above stated corporation 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.



CARLOS F. ARAZOZA
Managing Director of
Arazoza, Comas, de Torres,
Fernandez-Fraga, P.A.

Date: 3/16/96

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LAZARUS CORPORATE INDUSTRIES, INC.

Requestor's Name

890 S.W. 87 AVENUE, SUITE: 16

Address

MIAMI, FLORIDA 33174 (305)552-5973

City/State/Zip

Phone #

LOCAL REPRESENTATIVE TALLAHASSEE

Office Use Only

CORPORATION NAME(S) & DOCUMENT NUMBER(S), (if known):

1. 10 TH STREET FLATS, INC
(Corporation Name) (Document #)

2. _____
(Corporation Name) (Document #)

3. _____
(Corporation Name) (Document #)

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FILED
SEP 10 PM 3:30
TALLAHASSEE, FLORIDA

9/11/97

RECEIVED
77 SEP 11 AM 11:30
DIVISION OF CORPORATION

Examiner's Initials

CERTIFICATE OF AMENDMENT OF
ARTICLES OF INCORPORATION
OF IL VILLAGGIO REAL ESTATE SALES CORP.

The undersigned, as the shareholders and directors of IL VILLAGGIO REAL ESTATE SALES CORP., a Florida Corporation, do hereby make the following amendment to the Articles of Incorporation and By-Laws of this Corporation, by unanimous written consent of the shareholders and directors as authorized by the Florida General Corporation Act.

RESOLVED as follows:

FIRST: The following amendments to the Articles of Incorporation was adopted by the Corporation

Article I - Name : The name of this Corporation is hereby changed to: 10TH STREET FLATS, INC.

SECOND: The amendment was adopted by the shareholders and directors of the Corporation on the 28th day of August, 1997.


JOSE LAMBERT
Shareholder/Director


DAVID LOMBARDI
Shareholder/Director

STATE OF FLORIDA)
) SS.
COUNTY OF DADE)

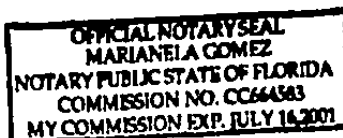
Before me, the undersigned authority personally appeared JOSE LAMBERT AND DAVID LOMBARDI as the shareholders and directors of IL VILLAGGIO REAL ESTATE SALES CORP, who produced DRIVERS License as identification and who did take an oath, and he acknowledged that he is the person who executed the foregoing articles of amendment to Articles of Incorporation, and acknowledge before me, according to law, that he made and subscribed the same for the purposes therein mentioned and set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 28th day of AUGUST, 1997.


NOTARY PUBLIC

My Commission Expires:

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97 SEP 11 PM 3:39
TALLAHASSEE, FLORIDA