

**Electronic Articles of Organization
For
Florida Limited Liability Company**

**L24000399195
FILED 8:00 AM
September 12, 2024
Sec. Of State
ttmatthews**

Article I

The name of the Limited Liability Company is:
MAGNATE 305 LLC

Article II

The street address of the principal office of the Limited Liability Company is:
1065 SW 8TH ST
1326
MIAMI, FL. 33130

The mailing address of the Limited Liability Company is:
354 NE 36TH TERR
HOMESTEAD, FL. 33033

Article III

The name and Florida street address of the registered agent is:
SUNSHINE CORPORATE FILINGS LLC
7901 4TH ST N
300
ST.PETERSBURG, FL. 33702

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.

Registered Agent Signature: DAVID ROBERTS

Article IV

The name and address of person(s) authorized to manage LLC:

Title: AMBR
ALEJANDRO O LELIEBRE
30304 SW 154 COURT
HOMESTEAD, FL. 33033

Title: AMBR
LEYDI L BENITEZ
354 NE 36TH TERR
HOMESTEAD, FL. 33033

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Article V

The effective date for this Limited Liability Company shall be:

09/12/2024

Signature of member or an authorized representative

Electronic Signature: LEYDI L BENITEZ

I am the member or authorized representative submitting these Articles of Organization and affirm that the facts stated herein are true. I am aware that 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. I understand the requirement to file an annual report between January 1st and May 1st in the calendar year following formation of the LLC and every year thereafter to maintain "active" status.