

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

**L25000281879
FILED 8:00 AM
June 17, 2025
Sec. Of State
dsultana**

Article I

The name of the Limited Liability Company is:
1803 BROADWAY, LLC

Article II

The street address of the principal office of the Limited Liability Company is:
1024 GENIUS DR
WINTER PARK, FL. 32789

The mailing address of the Limited Liability Company is:
1024 GENIUS DR
WINTER PARK, FL. 32789

Article III

Other provisions, if any:

THE PURPOSE OF THE COMPANY IS TO ENGAGE IN ANY LAWFUL
BUSINESS ACTIVITY FOR WHICH A LIMITED LIABILITY COMPANY MAY
BE ORGANIZED UNDER THE LAWS OF THE STATE OF FLORIDA.
SPECIFICALLY, THE COMPANY OWNS, OPERATES, LEASES, AND
MANAGES REAL ESTATE

Article IV

The name and Florida street address of the registered agent is:
SHAWN BUSH
1024 GENIUS DR
WINTER PARK, FL. 32789

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: SHAWN BUSH

Article V

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

Title: MGR
SHAWN D BUSH
1024 GENIUS DR, 0
WINTER PARK FL, FL. 32789

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Article VI

The effective date for this Limited Liability Company shall be:

06/17/2025

Signature of member or an authorized representative

Electronic Signature: SHAWN BUSH

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.