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Electronic Articles of Organization For Florida Limited Liability Company

L24000439587
FILED 8:00 AM
October 15, 2024
Sec. Of State
dsultana

Article I

The name of the Limited Liability Company is:

FORTIER PROPERTIES LLC

Article II

The street address of the principal office of the Limited Liability Company is:

26894 WEISKOPF DR
ENGLEWOOD, FL. US 34223

The mailing address of the Limited Liability Company is:

26894 WEISKOPF DR
ENGLEWOOD, FL. US 34223

Article III

The name and Florida street address of the registered agent is:

ZENBUSINESS INC.
336 E. COLLEGE AVE.
SUITE 301
TALLAHASSEE, FL. 32301

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: KHADIJEH HEMMATI

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Article IV

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

Title: AMBR
AIMEE E FORTIER
26894 WEISKOPF DR
ENGLEWOOD, FL. 34223 US

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Signature of member or an authorized representative

Electronic Signature: AIMEE ELLEN FORTIER SOLE MEMBER KENNETH'S SPOUSE

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.

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AFTER RECORDING RETURN TO:
GODEEDS, INC.
Attn: LegalZoom Dept.
8940 Main Street
Clarence, NY 14031
File No. 592384045-91686434

Tax ID No.: 42-013-00

DLN: 3947880

QUITCLAIM DEED

This Deed is exempt from the documentary transfer tax (Title 36 § 4641-C-16).

THIS DEED made and entered into on this 2nd day of June, 2026 by and between **Fortier Properties, LLC,** located at 26894 Weiskopf Drive, Englewood, FL 34223, hereinafter referred to as Grantor(s) and **Kenneth J. Fortier,** residing at 26894 Weiskopf Drive, Englewood, FL 34223, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ONE and NO/100 ($1.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, have this day remise, release, quitclaim and convey to the said Grantee(s) the following described real estate located in Penobscot County, ME:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Also known as: 361 Cedar Breeze N, Glenburn, ME 04401

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in FEE SIMPLE.

And that said conveyance does not render the Grantor(s) insolvent nor is it for the purpose of defrauding any of the creditors of the Grantor(s).

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IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

Fortier Properties, LLC

Name: **Aimee Ellen Fortier**
Title: **Member**

STATE OF Maine
COUNTY OF Penobscot

The foregoing instrument was acknowledged before me this 2nd day of June, 2026 by **Aimee Ellen Fortier** as **Member** of **Fortier Properties, LLC.**

Before me:

Notary Public Signature

Nichole E Whilden
Printed Name of Notary Public

My commission expires: March 21st 2029

NICHOLE WHILDEN
NOTARY PUBLIC
State of Maine
My Commission Expires
March 21, 2029

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EXHIBIT A
LEGAL DESCRIPTION

Lot Numbered Seven (7), with the buildings thereon and contents therein, situated in Town of Glenburn, Penobscot County and State of Maine, boundaries located and described on Map Survey by Prentiss & Carlisle Co., Inc. recorded June 9, 1939, in Penobscot Registry of Deeds, Vol. 14, Page 18.

Property commonly known as: 361 Cedar Breeze N, Glenburn, ME 04401

Maine Real Estate Transfer Tax Paid
SUSAN F. BULAY, REGISTER
PENOBSCOT COUNTY MAINE E-RECORDED