LIMITED POWER OF ATTORNEY

BE IT KNOWN, that Alexander Guerrero, managing member of 3100 North Bay Rd LLC, a FL Limited Liability Corporation, located at 7760 W 20th Ave Site 1 Hialeah, FL 33016 has made and appointed, and by these presents does make and appoint Laszlo Fazekas true and lawful attorney for his and in his name, place and stead, for the following specific and limited purposes only:
For all issues relating to the lobbying, Design Review Board Approval, acquisition of permits, submission of construction drawings, revisions, and the construction of and/or on the real property located at: 3100 North Bay Rd Miami Beach, FL 33139. Giving and granting said attorney, full power and authority to do and perform all and every act and thing whatsoever necessary to be done in and about the specific and limited premises (set out herein) as fully, to all intents and purposes, as might or could be done if personally present, with full power of substitution and revocation, hereby ratifying and confirming all that said attorney shall lawfully do or cause to be done by virtue hereof.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 31st day of September 2023.

Alexander guerrero (Oct 31, 2023 15:17 EDT)

Print Name: Alexander Guerrero

STATE OF FLORIDA FL)
ss.
COUNTY OF MIAMI-DADE)

The foregoing instrument was acknowledged online this 31st day of September, 2023, by Alexander Guerrero, who is personally known to me or has produced _____N/A_____ as identification.

My Commission Expires: Notary Public, State of Florida at Large

YURY MOREJON
Notary Public - State of Florida
Commission # HH 114626
My Comm. Expires Apr 6, 2025
Bonded through National Notary Assn.

Power of Attorney POA - pdf

Final Audit Report 2023-10-31

Created:	2023-10-31
By:	Laszlo Fazekas (lf@lfdevelopment.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAAmaCi90qjLVqxl1aIeOpTVtSMqO5Ncja8

"Power of Attorney POA - pdf" History

Document created by Laszlo Fazekas (lf@lfdevelopment.com)
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Signer alexander_guerrero5@icloud.com entered name at signing as Alexander guerrero
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Document e-signed by Alexander guerrero (alexander_guerrero5@icloud.com)
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