2024 Form 1 - Statement of Financial Interests

Filed with COE: 11/26/2025

General Information

Name: BRYAN RUBIO

PID 319296

AGENCY INFORMATION

Organization	Suborganization	Title
Town of Montverde	Mayor And Town Council	Councilmember

Disclosure Period

THIS STATEMENT REFLECTS YOUR FINANCIAL INTERESTS FOR CALENDAR YEAR ENDING DECEMBER 31, 2024.

Primary Sources of Income

PRIMARY SOURCE OF INCOME (Over $2,500) (Major sources of income to the reporting person)
(If you have nothing to report, write “none” or “n/a”)

Name of Source of Income	Source's Address	Description of the Source's Principal Business Activity
RESIDENTIAL INCOME	2901 LARSON ST KISSIMMEE FL 34741	RENTAL INCOME
RUBIO REALTY INVESTMENTS LLC	16548 MAGNOLIA TERR MONTVERDE FL 34756	REAL ESTATE BROKER

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Secondary Sources of Income

SECONDARY SOURCES OF INCOME (Major customers, clients, and other sources of income to businesses owned by the reporting person) (If you have nothing to report, write “none” or “n/a”)

Name of Business Entity	Name of Major Sources of Business' Income	Address of Source	Principal Business Activity of Source
RUBIO REALTY INVESTMENTS LLC	RESIDENTIAL SALES	16548 MAGNOLIA TERR MONTVERDE FL 34756	REAL ESTATE BROKER SERVICES

Real Property

REAL PROPERTY (Land, buildings owned by the reporting person)
(If you have nothing to report, write “none” or “n/a”)

Location/Description
2901 LARSON ST KISSIMMEE FL 34741

Intangible Personal Property

INTANGIBLE PERSONAL PROPERTY (Stocks, bonds, certificates of deposit, etc. over $10,000)
(If you have nothing to report, write “none” or “n/a”)

Type of Intangible	Business Entity to Which the Property Relates
N/A	

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Liabilities

LIABILITIES (Major debts valued over $10,000):
(If you have nothing to report, write “none” or “n/a”)

Name of Creditor	Address of Creditor
MR.COOPER	8950 Cypress Waters Blvd., Coppell, TX 75019

Interests in Specified Businesses

INTERESTS IN SPECIFIED BUSINESSES (Ownership or positions in certain types of businesses)
(If you have nothing to report, write “none” or “n/a”)

Business Entity # 1
N/A

Training

This section applies only to an appointed school superintendent, an elected municipal officer, elected local officer of an independent special district or a commissioner of a community redevelopment agency created under Part III, Chapter 163, each of whom are required to complete annual ethics training pursuant to Section 112.3142, F.S.

☑ I certify that I have completed the required training under Section 112.3142, F.S.

☐ Required training under Section 112.3142, F.S., not applicable to filer for this form year.

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Signature of Filer

BRYAN RUBIO

Digitally signed: **11/26/2025**

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