

# L98000003509



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AUTHORIZATION :

*Patricia Pujato*

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ORDER DATE : December 31, 1998

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CUSTOMER NO: 4307842

CUSTOMER: Michael E. Goodbread, Jr., Esq  
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NAME: JCD PICKWICK, L.L.C.

EFFECTIVE DATE:

XX ARTICLES OF INCORPORATION  
       CERTIFICATE OF LIMITED PARTNERSHIP

PLEASE RETURN THE FOLLOWING AS PROOF OF FILING:

       CERTIFIED COPY  
XX PLAIN STAMPED COPY  
       CERTIFICATE OF GOOD STANDING

CONTACT PERSON: Janna Wilson

EXAMINER'S INITIALS

Name	
Availability	<i>MPA</i>
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ARTICLES OF ORGANIZATION  
OF  
JCD PICKWICK, L. L. C.

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FL  
SECRETARY OF STATE  
DIVISION OF CORPORATIONS

ARTICLE I  
NAME

The name of the limited liability company is JCD Pickwick, L.L.C. (the "Limited Liability Company").

ARTICLE II  
EXISTENCE AND DURATION

The existence of the Limited Liability Company shall commence on January 1, 1999 at 12:01 a.m. and its existence shall be perpetual unless it is earlier dissolved as provided in its Operating Agreement or by operation of the Florida Limited Liability Company Act.

ARTICLE III  
BUSINESS AND MAILING ADDRESS

The initial street address and mailing address of the Limited Liability Company is 3740 Beach Boulevard, Suite 300, Jacksonville, Florida 32207.

ARTICLE IV  
REGISTERED OFFICE AND AGENT

The name of the initial registered agent of the Limited Liability Company in the state of Florida is Jack C. Demetree. The registered office of the initial registered agent in the state of Florida is located at 3740 Beach Boulevard, Suite 300, Jacksonville, Florida 32207.

**ARTICLE V**  
**MANAGEMENT**

The management of the Limited Liability Company is reserved to its members as provided in the Operating Agreement. The name and address of the initial managing member of the Limited Liability Company is:

Jack C. Demetree  
3740 Beach Boulevard, Suite 300  
Jacksonville, Florida 32207

**ARTICLE VI**  
**ADMISSION OF ADDITIONAL MEMBERS**

The members of the Limited Liability Company shall have the right to admit additional members on the unanimous consent of the members.

**ARTICLE VII**  
**CONTINUATION OF LIMITED LIABILITY COMPANY**

The remaining members of the Limited Liability Company shall have the right to continue the business in the event of the death, retirement, resignation, expulsion, bankruptcy, or dissolution of a member on such terms and conditions as are provided in the Operating Agreement.

**ARTICLE VIII**  
**OPERATING AGREEMENT**

The Operating Agreement of the Limited Liability Company may from time to time, as may be necessary, be repealed, amended or altered, or a new Operating Agreement adopted, by the members of the Limited Liability Company.


IN WITNESS WHEREOF, the undersigned member has made and subscribed to these Articles of Organization this 16<sup>th</sup> day of December, 1998.

  
\_\_\_\_\_  
Jack C. Demetree  
Organizing Member

CERTIFICATE OF ACCEPTANCE OF DESIGNATION OF  
REGISTERED AGENT OF  
JCD PICKWICK, L. L. C.

Pursuant to Section 608.415 of the Florida Limited Liability Company Act, the undersigned, having been designated as the initial Registered Agent for the service of process within the state of Florida upon JCD PICKWICK, L. L. C., a limited liability company organized under the laws of the state of Florida, does hereby accept the appointment as such Registered Agent for the above-named limited liability company, and does hereby agree to comply with the provisions of the Florida Limited Liability Company Act and the general laws of the state of Florida relative to keeping open the Registered Office, which Registered Office is located at 3740 Beach Boulevard, Suite 300, Jacksonville, Florida 32207.

IN WITNESS WHEREOF, the undersigned has executed this Certificate this 16<sup>th</sup> day of December, 1998.

  
\_\_\_\_\_  
Jack C. Demetree  
Registered Agent

AFFIDAVIT OF MEMBERSHIP AND CONTRIBUTIONS

STATE OF FLORIDA  
COUNTY OF DUVAL

BEFORE ME, the undersigned authority, on this day personally appeared Jack C. Demetree, known to me to be the person who subscribed his name below, who after having first been duly sworn by me, deposes and says:

1. Affiant is a member of JCD Pickwick, L. L. C. (the "Limited Liability Company") and has personal knowledge of the matters set forth herein.

2. The Limited Liability Company has at least one member.

3. The members of the Limited Liability Company shall contribute cash in an amount equal to \$0.00 to the Limited Liability Company. The members of the Limited Liability Company shall contribute a one percent (1.00%) general partnership interest in Pickwick Apartments, Ltd. with an agreed value of \$100.00 to the Limited Liability Company. The total amount of cash and agreed value of property to be contributed by the members to the Limited Liability Company is \$100.00.

5. The members do not anticipate any additional capital contributions to the Limited Liability Company.

Jack C. Demetree  
Jack C. Demetree, Affiant

The foregoing instrument was sworn to and subscribed before me this 16<sup>th</sup> day of December, 1998, by Jack C. Demetree, who is () personally known to me or who () has produced \_\_\_\_\_ as identification.

Marian K. Allen

Notary Public, State of Florida

Printed: MARIAN K. ALLEN

My Commission expires:

Commission No.:

(NOTARIAL SEAL)



Marian K. Allen  
MY COMMISSION # CC665866 EXPIRES  
July 22, 2001  
BONDED THRU TROY FAIN INSURANCE, INC.