

# L020 00019725

Baron Hunter Inc.  
Requestor's Name

1399 W SR 434  
Address

Longwood, FL 32750  
City/State/Zip Phone #

Office Use Only

**CORPORATION NAME(S) & DOCUMENT NUMBER(S), (if known):**

1. Victoria Station Commercial LLC  
(Corporation Name) (Document #)

2. \_\_\_\_\_  
(Corporation Name) (Document #)

3. \_\_\_\_\_  
(Corporation Name) (Document #)

4. \_\_\_\_\_  
(Corporation Name) (Document #)

☐ Walk in

☐ Pick up time \_\_\_\_\_

☐ Certified Copy

☐ Mail out

☐ Will wait

☐ Photocopy

☐ Certificate of Status

102-20272

NEW FILINGS	
<input type="checkbox"/>	Profit
<input type="checkbox"/>	NonProfit
<input type="checkbox"/>	Limited Liability
<input type="checkbox"/>	Domestication
<input type="checkbox"/>	Other

AMENDMENTS	
<input type="checkbox"/>	Amendment
<input type="checkbox"/>	Resignation of R.A., Officer/ Director
<input type="checkbox"/>	Change of Registered Agent
<input type="checkbox"/>	Dissolution/Withdrawal
<input type="checkbox"/>	Merger

400006414284--2  
-07/15/02-01084--005  
\*\*\*\*125.00 \*\*\*\*125.00

OTHER FILINGS	
<input type="checkbox"/>	Annual Report
<input type="checkbox"/>	Fictitious Name
<input type="checkbox"/>	Name Reservation

REGISTRATION/ QUALIFICATION	
<input type="checkbox"/>	Foreign
<input type="checkbox"/>	Limited Partnership
<input type="checkbox"/>	Reinstatement
<input type="checkbox"/>	Trademark
<input type="checkbox"/>	Other

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SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

APPROVED  
AND  
FILED

Examiner's Initials

JSV



FLORIDA DEPARTMENT OF STATE

Katherine Harris  
Secretary of State

July 15, 2002

BARON/HUNTER INC  
1399 W SR 434  
LONGWOOD, FL 32750

SUBJECT: VICTORIA STATION COMMERCIAL LLC  
Ref. Number: W02000020272

Upon receipt of your letter and/or check(s) totaling \$125.00, no document was found. Please send your document with any fees due to:

Division of Corporations  
P.O. Box 6327  
Tallahassee, FL 32314

Please return a copy of this letter to ensure your money is properly credited.

We are enclosing the proper form(s) with instructions for your convenience.

Please return your document, along with a copy of this letter, within 60 days or your filing will be considered abandoned.

If you have any questions concerning the filing of your document, please call (850) 245-6025.

Trevor Brumbley  
Document Specialist

Letter Number: 102A00043447

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TALLAHASSEE, FLORIDA

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## **ARTICLES OF ORGANIZATION**

**OF**

### **VICTORIA STATION COMMERCIAL, LLC**

The undersigned Organizers/Organizing Member to these Articles of Organization hereby form a limited liability company under the laws of the State of Florida and Chapter 608 of the Florida Statutes.

#### **ARTICLE I - NAME**

The name of the limited liability company shall be **VICTORIA STATION COMMERCIAL, LLC**, a Florida limited liability company.

#### **ARTICLE II - DURATION**

The period of the limited liability company's existence shall be perpetual.

#### **ARTICLE III - PRINCIPAL OFFICE OF COMPANY**

The mailing address and the street address of the principal office of the limited liability company shall be 1399 West State Road 434, Longwood, Florida 32750.

#### **ARTICLE IV - NAME AND STREET ADDRESS OF REGISTERED AGENT**

The name and street address of the initial registered agent in the State of Florida for the limited liability company shall be:

Berry J. Walker, Jr., Esquire  
Florida Bar Number 0742960  
WALKER & TUDHOPE, P.A.  
235 Maitland Avenue South, Suite 216  
Maitland, Florida 32751  
Phone (407) 644-6535  
Fax (407) 644-8369

#### **ARTICLE V - NATURE OF BUSINESS**

This limited liability company may engage in or transact any and all lawful activities or business permitted under Chapter 608 of the Florida Statutes, the laws of the United States, the State of Florida, or any other state, county, territory or nation.

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## **ARTICLE VI - RIGHT OF MEMBERS TO ADMIT ADDITIONAL MEMBERS**

The manager of this limited liability company have the right to admit additional member to the limited liability company in their sole discretion, upon the unanimous consent of the Managers of this limited liability company.

## **ARTICLE VII**

### **RIGHT TO CONTINUE BUSINESS OF THE LIMITED LIABILITY COMPANY UPON THE DEATH, RETIREMENT, RESIGNATION, EXPULSION, BANKRUPTCY OR DISSOLUTION OF A MEMBER OR THE OCCURRENCE OF ANY OTHER EVENT WHICH TERMINATED THE CONTINUED MEMBERSHIP OF A MEMBER IN THE LIMITED LIABILITY COMPANY.**

A. Right of Substitution. The right of a Member to substitute an assignee as contributor in his or her place, and the terms and conditions of the substitution are as follows:

1. A fully executed and acknowledged written instrument of assignment must be filed with the Managers setting forth the intention of the assignor that the assignee become a Member in his or her place;
2. The assignor and the assignee must execute and acknowledge such other instruments as the Managers may deem necessary or desirable to effect such admission, including the written acceptance and adoption by the assignee of the provisions of the Articles of Organization and a written opinion of counsel that the assignment does not violate any provision of federal, state or local law, ordinance, rule or code section, or provision of the Articles of Organization;
3. A reasonable transfer fee shall have been paid to the limited liability company; and
4. The written consent of the Managers to the substitution must be obtained the denial of which is in the sole and absolute discretion of the Managers.

B. Admission of Additional Members. The Managers of this limited liability company have the right to admit additional Members in their sole discretion.

C. Termination of Membership of a Member. The membership of a Member in this limited liability company may only be terminated upon the occurrence of any of the following events: death, retirement, resignation, expulsion by unanimous consent of the remaining Members of the limited liability company, bankruptcy or dissolution of a member or the occurrence of any other event which terminates the continued membership of a Member of this limited liability company. Upon the termination of a Member's membership in this limited liability company, the Organization shall, within 120 days

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following such termination, pay the fair market value of the terminated Member's interest in the limited liability company, to the Member, the Member's successors, heirs and/or assign, as the case may be.

- D. Right to Continue Business. All of the remaining Members of this limited liability company may elect to continue the business of this limited liability company upon the death, retirement, resignation, expulsion, bankruptcy or dissolution of the member or the occurrence of any other event which terminates the continued membership of a Member of this limited liability company, upon the vote of a majority of the remaining Members of this limited liability company.

### COUNT VIII - MANAGEMENT OF THE ORGANIZATION

This limited liability company shall be managed by the Managers, whose names and addresses are:

#### MANAGERS

Name	Address
Golden Florida Management, Inc., a Florida corporation	1399 West State Road 434 Longwood, Florida 32750
Guardian Equities, Inc., a Florida corporation	1551 Sandspur Road Maitland, FL 32751

The Managers shall serve as the managers of the limited liability company until the first annual meeting of the members or until their successors are elected and qualify.

IN WITNESS WHEREOF, the undersigned has hereunto set his hand and seal on this 8<sup>th</sup> day of July, 2002.

#### ORGANIZING MEMBERS:

Golden Florida Management, Inc.

By: Michael E. Murray  
Its: CEO

Guardian Equities, Inc.

By: Alan Ginsburg  
Its: Vice President

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TALLAHASSEE, FLORIDA

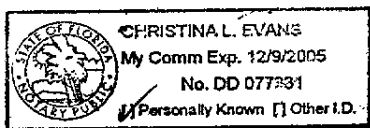
STATE OF FLORIDA

COUNTY OF: Seminole

Before me, the undersigned notary public, the foregoing instrument was sworn to, acknowledged and subscribed to before me this 8<sup>th</sup> day of July, 2002, by Michael E. Murray, CEO of Golden Florida Management, Inc., who did take an oath.

Check One:

- ☒ He is personally known to me; or  
☐ He has produced a Driver's License as identification



Christina L. Evans  
NOTARY PUBLIC

(typed-printed or stamped name of Notary)  
My Commission Expires:

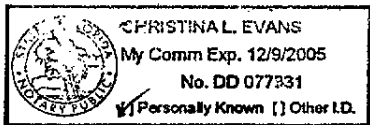
STATE OF FLORIDA

COUNTY OF: Seminole

Before me, the undersigned notary public, the foregoing instrument was sworn to, acknowledged and subscribed to before me this 8<sup>th</sup> day of July, 2002, by Alan Ginsburg, Vice President of Guardian Equities, Inc., who did take an oath.

Check One:

- ☒ He is personally known to me; or  
☐ He has produced a Driver's License as identification



Christina L. Evans  
NOTARY PUBLIC

(typed-printed or stamped name of Notary)  
My Commission Expires:

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AND  
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SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

**DESIGNATION OF AND ACCEPTANCE BY REGISTERED AGENT**

The following is submitted in compliance with the laws of the State of Florida, Chapter 608 of the Florida Statutes. **VICTORIA STATION COMMERCIAL, LLC**, a Florida limited liability company, organizing under the laws of the State of Florida, has named:

Berry J. Walker, Jr., Esquire  
Florida Bar Number 0742960  
WALKER & TUDHOPE, P.A.  
235 Maitland Avenue South, Suite 216  
Phone (407) 644-6535  
Fax (407) 644-8369  
as its Agent to accept service of process within this State

**ACCEPTANCE:**

I, Berry J. Walker, Jr., agree to act as the Registered Agent of **VICTORIA STATION COMMERCIAL, LLC**, a Florida limited liability company, and I agree to accept service of process; to keep the office open during prescribed hours; to post my name (and any other officers of said corporation authorized to accept service of process at the above designated address) in some conspicuous place in the office as required by law. I am familiar with, and accept the obligations of the position of Registered Agent of **VICTORIA STATION COMMERCIAL, LLC**, a Florida limited liability company.

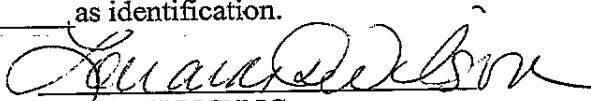
  
\_\_\_\_\_  
Berry J. Walker, Jr.

STATE OF FLORIDA  
COUNTY OF ORANGE

Before me, the undersigned notary public, the foregoing instrument was sworn to and acknowledged and subscribed to before me this 8 day of July, 2002 by Berry J. Walker, Jr., who did take an oath.

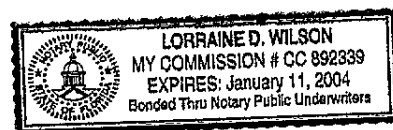
Check One:

☒ He is personally known to me; or  
☐ He has produced \_\_\_\_\_ as identification.

  
\_\_\_\_\_  
NOTARY PUBLIC

Lorraine D. Wilson

(typed - printed or stamped name of Notary)  
My Commission Expires:



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