

L020000 22638

Harvey Kaltsas, Registered Agent
The Ringling Court Condominiums, LLC
505 South Orange Avenue
Sarasota, FL 34236
941-366-1110 (o)

August 27, 2002

Secretary of State's Office
Registration Section
Division of Corporations
Post Office Box 6327
Tallahassee, FL 32314

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-08/30/02--01035--003
****155.00 ****155.00

Dear Secretary of State:

Accompanying this letter please find the articles of organization for
The Ringling Court Condominiums, LLC.

My name, address, and daytime phone number are as stated in my letterhead.

Also please find a check for \$155.00 to pay for the following filing fees:

\$100.00 Filing Fee for Articles of Organization
\$ 25.00 Designation of Registered Agent
\$ 30.00 Certified Copy

Sincerely,

Harvey Kaltsas

Harvey Kaltsas
Registered Agent, The Ringling Court Condominiums, LLC

EFFECTIVE DATE
8-27-02

9/3
MST

Articles of Organization for Florida Limited Liability Company

Article I. Name

The name of this Florida limited liability company is:
The Ringling Court Condominiums, LLC

Article II. Address

The Company's street and mailing address is:

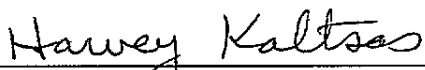
The Ringling Court Condominiums, LLC
505 South Orange Avenue
Sarasota, FL 34236

Article III. Registered Agent

The name and address of the Company's registered agent are:

Harvey Kaltsas
505 South Orange Avenue
Sarasota, FL 34236

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 all 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 as provided for in Chapter 608, F.S.


Harvey Kaltsas, Registered Agent

Article IV. Transferability of Membership Interests

No members shall have the right to assign their membership interests in the company without the written agreement of all of the membership interests, unless otherwise provided in the Company's Operating Agreement. If the

assignment is not approved by all of the membership interests, the assignee shall have no right to become a member, to participate in the management of the Company, or to exercise any other rights or powers of a member. The assignee shall merely be entitled to receive the share of profits and distributions and the allocation of income, gain, loss deduction, credit or similar item to which the assignor was entitled, to the extent assigned.

Article V. Management

This will be a member-managed company. The name and address of each member is:

HARVEY KALTSAS
1837 Buccaneer Drive
Sarasota, FL 34231

CYNTHIA KALTSAS
456 Avenida Del Mayo
Sarasota, FL 34242

Article VI. Company Existence

The Company's existence shall begin effective August 27, 2002.

The undersigned member executed these articles of Organization on August 27, 2002.

Harvey Kaltsas

(In accordance with section 608.408(3), Florida Statutes, the execution of this document constitutes an affirmation under the penalties of perjury that the facts stated herein are true.)

Harvey Kaltsas