

L03000003520

Florida Department of State
Division of Corporations
Public Access System

Electronic Filing Cover Sheet

Note: Please print this page and use it as a cover sheet. Type the fax audit number (shown below) on the top and bottom of all pages of the document.

((H03000036689 5)))

Note: DO NOT hit the REFRESH/RELOAD button on your browser from this page. Doing so will generate another cover sheet.

To:

Division of Corporations
Fax Number : (850) 205-0383

From:

Account Name : EMPIRE CORPORATE KIT COMPANY
Account Number : 072450003255
Phone : (305) 634-3694
Fax Number : (305) 633-9696

FLORIDA DEPARTMENT OF STATE
TALLAHASSEE, FLORIDA

03 JAN 30 AM 8:23

FILED

LIMITED LIABILITY COMPANY

tierra verde properties, llc

RECEIVED

03 JAN 30 AM 8:03

DIVISION OF CORPORATION

Certificate of Status	0
Certified Copy	1
Page Count	04
Estimated Charge	\$155.00

L03-3520
OR

H 03000038689

4

ARTICLES OF ORGANIZATION
OF
TIERRA VERDE PROPERTIES, LLC

The undersigned, being the Members and Organizers of the Limited Liability Company hereby being formed under Chapter 608 of the Florida Statutes, do hereby adopt the following Articles of Organization for the Limited Liability Company:


FIRST: The name of the Limited Liability Company is: Tierra Verde Properties, LLC

SECOND: The Limited Liability Company shall continue until the occurrence of an event set forth in the Operating Agreement which causes the termination of the Limited Liability Company.

THIRD: The Limited Liability Company is organized to engage in and do any lawful act concerning any lawful business, other than banking and insurance, for which a limited liability company may be organized in accordance with Chapter 608 of the Florida Statutes, including all powers and purposes now and hereafter permitted by law to a limited liability company.

FOURTH: The mailing address and street address of the initial registered office of the Limited Liability Company in Florida is 215 Celebration Place, Suite 500, Celebration, Florida 34747, and the name of the initial registered agent of the Limited Liability Company in Florida at that address is Jerry J. Arsenault.

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. If further agree to comply with 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.


Jerry J. Arsenault

FIFTH: The mailing address and principal office of the Limited Liability Company is 215 Celebration Place, Suite 500, Celebration, Florida 34747.

SIXTH: The Limited Liability Company will be operated by the Members, and no manager will be appointed. The names and addresses of the Members are: Celebration Investment Group, LLC, a Florida limited liability company, having an address at 215 Celebration Place, Suite 500, Celebration, Florida 34747, and Michael Band, having an address at 537 Greenbriar Avenue, Celebration, Florida 34747

SEVENTH: The allocations and distributions of the Limited Liability Company shall be made in proportion to the Members' Percentage Interests.

EIGHTH: Capital contributions in addition to the initial capital contributions may be made at such times and in such amounts as may hereafter may be agreed by the unanimous vote of the Members. No additional capital contributions have been agreed to by the Members at this time.

NINTH: The membership interests of the Members are evidenced by Certificates of Membership.

TENTH: The existing Members shall have the right to admit additional Members to the Limited Liability Company, by the unanimous vote or consent of the Members.

H 03000038689

ELEVENTH: The remaining Members of the Limited Liability Company, by the affirmative vote or consent of Members holding a majority of the Members' Percentage Interests (other than the Member who caused the Withdrawal Event), may continue the Limited Liability Company upon the death, retirement, resignation, expulsion, bankruptcy or dissolution of a Member or the occurrence of any other event which terminates the continued membership of a Member in the Limited Liability Company.

TWELFTH: The names and addresses of the Members and Organizers of the Limited Liability Company are: Celebration Investment Group, LLC, a Florida limited liability company, having an address at 215 Celebration Place, Suite 500, Celebration, Florida 34747, and Michael Band, having an address at 537 Greenbriar Avenue, Celebration, Florida 34747


THIRTEENTH: None of the Members of the Limited Liability Company are liable for payment of any debt, obligation or other liability of the Limited Liability Company.

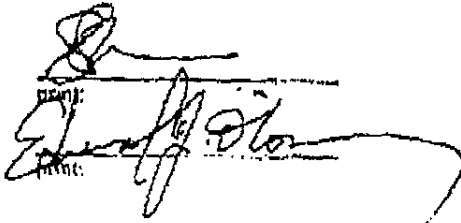
IN WITNESS WHEREOF, the Members have executed and acknowledged these Articles of Organization on January 28, 2003.


In the presence of:

CELEBRATION INVESTMENT GROUP, LLC
a Florida limited liability company.


print:
print:

By 
Jerry J. Alsphault, Member


print:
print:


Michael Band


03 JAN 29 PM 8:26
NOTARY OF STATE
PALATKA, FLORIDA

FILED

H 03000036689

STATE OF FLORIDA, COUNTY OF OSCEOLA, ss.

The foregoing instrument was acknowledged before me on the 28th day of January, 2003, by Jerry J. Arsenault, to me known, who being duly sworn, did depose and say and did acknowledge that he is a manager/member of Celebration Investment Group, LLC, the limited liability company described in and which executed the foregoing Agreement; that he had authority to execute said Agreement; and that he executed said Agreement in the name of Celebration Investment Group, LLC for and on behalf of said limited liability company.


Print:

Notary Public
My Commission Expires:




Season Rutledge
My Commission DD161028
Expires November 24, 2008

Personally Known X OR Produced Identification _____
Type of Identification Produced:

STATE OF FLORIDA, COUNTY OF OSCEOLA, ss.

2003, by

The foregoing instrument was acknowledged before me on the 28th day of January, 2003, by Michael Hand,


Print:

Notary Public
My Commission Expires:



Season Rutledge
My Commission DD161028
Expires November 24, 2008

Personally Known X OR Produced Identification _____
Type of Identification Produced:

RECEIVED
TALAHASSEE, FLORIDA

03 JAN 29 10:08:20

FILED

H 03000036689