

LO4000048161

Division of Corporations

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Fax Number : (850)205-0383

From:
Account Name : SHEFFIELD & BOATRIGHT, P.A.
Account Number : I20030000090
Phone : (904)773-7900
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DIVISION OF CORPORATIONS

LIMITED LIABILITY COMPANY

Sandler Heights Land Development, LLC

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ARTICLES OF ORGANIZATION FOR
SANDLER HEIGHTS LAND DEVELOPMENT, LLC
A FLORIDA LIMITED LIABILITY COMPANY

The undersigned, desiring to form a limited liability company under and pursuant to the Florida Limited Liability Company Act, Chapter 608, Florida Statutes, does hereby adopt the following Articles of Organization:

ARTICLE I. NAME.

The name of the limited liability company is: SANDLER HEIGHTS LAND DEVELOPMENT, LLC.

ARTICLE II. ADDRESS.

The mailing address and street address of the principal office of the Company is:

1031 LaSalle Street
Jacksonville, Florida 32207

ARTICLE III. DURATION.

The period of duration for the Company shall be perpetual, commencing upon filing date, unless terminated in accordance with the Company's Operating Agreement or by the unanimous written agreement of all Members.

ARTICLE IV. INITIAL REGISTERED AGENT AND OFFICE.

The name and street address of the initial registered agent of the Company are:

Sheffield & Boatright, P.A.
4209 Baymeadows Road, Suite 4
Jacksonville, Florida 32217

ARTICLE V. MANAGEMENT.

The business of the Company shall be conducted, carried on, and managed by no fewer than one (1) Manager, who shall be elected by the Members of the Company in the manner prescribed by and provided in the Operating Agreement of the Company. Therefore, the Company is a manager-managed company. Such Manager(s) shall also have the rights and responsibilities described in the Operating Agreement of the Company. The name and address of the initial Manager is as follows:

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David Shacter
1031 LaSalle Street
Jacksonville, Florida 32207

Such Manager shall serve in such capacity until the first meeting of the Members or until his successor(s) are duly elected and qualified.

ARTICLE VI. OPERATING AGREEMENT.

The power to adopt, alter, amend, or repeal the Operating Agreement of the Company shall be vested in the Members of the Company.


David Shacter

ACCEPTANCE OF REGISTERED AGENT

The undersigned agrees to act as registered agent for the Company names above, to accept service of process at the place designated in these Articles of Organization, and to comply with the provisions of Chapter 608, Florida Statutes, and acknowledges that it is familiar with, and accepts the obligations of such position.

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REGISTERED AGENT

By: 

J. Howard Sheffield
Sheffield & Boatright, P.A.

Date: 6-25-04

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