

Mar. 14, 2005

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DIVISION OF CORPORATION

LIMITED LIABILITY COMPANY

Lem Turner Development, LLC

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J. BRYAN MAR 15 2005

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**ARTICLES OF ORGANIZATION FOR  
LEM TURNER DEVELOPMENT, LLC  
A FLORIDA LIMITED LIABILITY COMPANY**

FILED  
2005 MAR 14 AM 9:35  
DIVISION OF CORPORATIONS  
TALLAHASSEE, FLORIDA

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: **LEM TURNER DEVELOPMENT, LLC.**

**ARTICLE II. ADDRESS.**

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

**1914 ART MUSEUM DRIVE  
JACKSONVILLE FL 32207**

**ARTICLE III. DURATION.**

The period of duration for the Company shall be perpetual, commencing upon filing of these Articles, 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:

**J. Howard Sheffield, Esq.  
Sheffield & Boatright, P.A.  
6101 Gazebo Park Place North  
Suite 103  
Jacksonville, Florida 32257**

**ARTICLE V. INVESTMENT INTENT.**

The Company is formed to make investments in real property for long-term gain.

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## ARTICLE VI. 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 managing member-managed company. Such Managing Member shall also have the rights and responsibilities described in the Operating Agreement of the Company. The name and address of the initial Managing Member is as follows:

**JAX INVESTORS, LLC,  
a Florida limited liability company  
1914 ART MUSEUM DRIVE  
JACKSONVILLE FL 32207**

Such Managing Member shall serve in such capacity until the first meeting of the Members or until their successors are duly elected and qualified.

## ARTICLE VII. 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.

  
Kevin L. Troup, Manager Member of  
JAX INVESTORS, LLC, a Florida limited  
liability company

## 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.

REGISTERED AGENT

By:   
J. Howard Sheffield, Esq.

Date: 3-11-05