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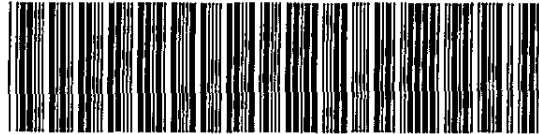
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TALLAHASSEE, FLORIDA



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June 16, 2005

CORPORATION NAME (S) AND DOCUMENT NUMBER(S):

Villa City III KB Homes, LLC

**Filing Evidence**

- ☐ Plain/Confirmation Copy
- ☒ Certified Copy

**Retrieval Request**

- ☐ Photocopy
- ☐ Certified Copy

**Type of Document**

- ☐ Certificate of Status
- ☒ Certificate of Good Standing
- ☐ Articles Only
- ☐ All Charter Documents to Include  
Articles & Amendments
- ☐ Fictitious Name Certificate
- ☐ Other

NEW FILINGS	
	Profit
	Non Profit
X	Limited Liability
	Domestication
	Other

AMENDMENTS	
	Amendment
	Resignation of RA Officer/Director
	Change of Registered Agent
	Dissolution/Withdrawal
	Merger

OTHER FILINGS	
	Annual Reports
	Fictitious Name
	Name Reservation
	Reinstatement

REGISTRATION/QUALIFICATION	
	Foreign
	Limited Liability
	Reinstatement
	Trademark
	Other

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TALLAHASSEE, FLORIDA  
CLERK OF STATE

**ARTICLES OF ORGANIZATION  
OF  
VILLA CITY III KB HOMES, LLC**

The undersigned, as Organizer, for the purpose of forming a limited liability Company under the Florida Limited Liability Company Act, F.S. Chapter 608, hereby makes, acknowledges, and files the following Articles of Organization.

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TALLAHASSEE, FLORIDA  
SECRETARY OF STATE

**ARTICLE I -- NAME**

The name of the Limited Liability Company shall be **VILLA CITY III KB HOMES, LLC**, hereinafter referred to as the "Company."

**ARTICLE II -- ADDRESS**

The mailing address and street address of the principal office of the Company shall initially be 1710 Lee Road, Orlando, FL 32810.

**ARTICLE III -- DURATION**

The Company shall commence its existence upon the filing of these Articles of Organization with the Florida Department of State. The Company's existence shall be perpetual.

**ARTICLE IV -- BUSINESS PURPOSE**

Section 1. This Company is organized for the purpose of engaging in all lawful businesses permitted to a limited liability company organized under the Florida Company Law, as in effect from time to time.

Section 2. The Company shall have all the powers set forth in the Florida Limited Liability Company Act, as in effect from time to time, including but not limited to the following purposes:

- (a) To construct, erect, repair, and remodel buildings and structures of all types for itself and others and to manufacture, purchase or otherwise acquire and to own, mortgage, pledge, sell, assign, transfer or otherwise dispose of and to invest in, trade in, deal in and with goods, wares, merchandise, personal property and services of every class, kind and description;

- (b) To act as a broker of real and/or personal properties, agent or factor for any person, firm or corporation.
- (c) To purchase, lease, or otherwise acquire real and personal property and leaseholds thereof and interests therein; and to own, hold, manage, develop, improve, equip, maintain and operate and to sell, convey, exchange, lease or otherwise alienate and dispose of and to mortgage, pledge or otherwise encumber any and all such property and any and all legal and equitable rights thereunder and interests therein.
- (d) To borrow or raise money for any of the purposes of the Company and from time to time without limit as to amount to draw, make, accept, endorse, execute and issue promissory notes, drafts, bills of exchange, warrants, bonds, debentures and other negotiable and nonnegotiable instruments and evidences of indebtedness; and to secure payment thereof and any interest therein by mortgage, pledge, creation of a security interest, conveyance or other assignment in trust, in whole or in part, of the assets of the Company, real, personal or mixed, including contract rights, whether at the time owned or thereafter acquired.
- (e) To guarantee, endorse, purchase, hold, sell, transfer, mortgage, pledge or otherwise acquire or dispose of the shares of the capital stock of or any bonds, security or other evidences of indebtedness created by any other corporation of the State of Florida or any other state or government; and while the owner of such stock to exercise all the rights, powers and privileges of ownership, including the right to vote such stock.
- (f) To enter into, make, perform, and carry out contracts and arrangements of every sort and kind which may be necessary or convenient for the business of the Company or business of a similar nature with any person, firm, corporation, association or syndicate or any private, public or municipal body existing under the government of the United States or any state, territory, colony or dependency thereof or foreign government so far as or to the extent that the same may be done or performed pursuant to law.
- (g) To enter into or become a partner in any agreement for sharing profits, union of interests, cooperation, joint venture or otherwise with any person, firm or corporation now carrying on or about to carry on any business which this Company has the direct or incidental authority to pursue.
- (h) To include in its Operating Agreement any regulatory or restrictive provisions relating to the proposed sale, transfer or other disposition of any of its outstanding stock by any of its members or in the event of the death of any of its members. The manner and form as well as all relevant terms, conditions and details thereof shall be determined by the members of the

company; provided, however, that no such regulatory or restrictive provision shall affect the rights of third parties without actual knowledge thereof, unless such provision shall be noted upon the certificate evidencing the ownership of the said stock.

- (i) In general, to do any and all of the acts and things herein set forth to the same extent as natural persons could do and in any part of the world as principal, factor, agent, contractor, broker or otherwise, either alone or in company with any entity or individual; to establish one or more offices, both within the State of Florida and any part of the world, at which meetings of directors may be held and all or any part of the corporation's business may be conducted; and to exercise all or any of its corporate powers and rights in the state of Florida and in any and all other states, territories, districts, dependencies, colonies or possessions in the United States of America and in any foreign countries.
- (j) To do everything necessary, proper, advisable or convenient for the accomplishment of any of the purposes or the attainment of any of the objects or the furtherance of any of the powers herein set forth and to do every other act and thing incidental thereto or connected therewith, to the extent permitted by law.

#### **ARTICLE V -- REGISTERED OFFICE AND AGENT**

The name and street address of the Registered Agent of the Company in the State of Florida is Paul Camp Lane, 7087 Grand National Drive, Suite 100, Orlando, Florida 32819.

#### **ARTICLE VI -- ADMISSION OF NEW MEMBERS**

No additional members shall be admitted to the Company except with the unanimous written consent of all the members of the Company and on such terms and conditions as shall be determined by all the members. A member may transfer interest in the Company as set forth in the regulations of the Company, which shall provide for the consent of the other members. The transferee shall have no right to participate in the management of the business and affairs of the Company or become a member unless all the other members of the Company other than the member proposing to dispose of his interest approve of the proposed transfer by unanimous written consent.

## ARTICLE VII – MANAGEMENT

The Company shall be managed by one or more Managers in accordance with regulations adopted by the members for the management of the business and affairs of the Company. These regulations may contain any provisions for the regulation and management of the affairs of the Company not inconsistent with law or these articles of organization. A Manager need not be a member of the Company. The name and address of the initial Manager of the Company is:

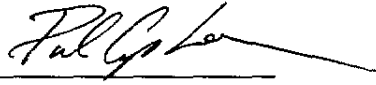
NAME

ADDRESS

David Janney

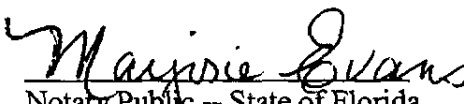
1710 Lee Road  
Orlando, Florida 32810

IN WITNESS WHEREOF, the undersigned as the authorized representative of a Member has made and subscribed these Articles of Organization at Orlando, Orange County, Florida, on this 15<sup>th</sup> day of June, 2005.

X   
Paul Camp Lane  
Authorized Representative of a Member

STATE OF FLORIDA  
COUNTY OF ORANGE

Sworn to (or affirmed) and subscribed before me this 15<sup>th</sup> day of June, 2005, by Paul Camp Lane, who identified himself to me by producing a valid form of identification.

  
Notary Public -- State of Florida  
(SEAL)



Marjorie R. Evans  
My Commission DD257238  
Expires January 17 2008

**CERTIFICATE OF DESIGNATION  
OF REGISTERED AGENT/REGISTERED OFFICE**

PURSUANT TO THE PROVISIONS OF SECTION 608.415 OR 608.507, FLORIDA STATUTES, THE UNDERSIGNED LIMITED LIABILITY COMPANY SUBMITS THE FOLLOWING STATEMENT TO DESIGNATE A REGISTERED OFFICE AND REGISTERED AGENT IN FLORIDA.

- 1.) The name of the limited liability company is Villa City III KB Homes, LLC.
- 2.) The name and the Florida street address of the registered agent is:

Paul Camp Lane  
7087 Grand National Drive, Suite 100  
Orlando, Florida 32819

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 appoint as registered agent and agree to act in this capacity. I 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.

X



Paul Camp Lane  
Registered Agent

Date:

June 15, 2005