

L05000112689

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

☐ PICK-UP

☐ WAIT

☐ MAIL

(Business Entity Name)

(Document Number)

Certified Copies \_\_\_\_\_ Certificates of Status \_\_\_\_\_

Special Instructions to Filing Officer:

*Handwritten signature/initials*

Office Use Only



200061348842

11/15/05--01004--014 \*\*155.00

SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

05 NOV 15 PM 12:58

APPROVED  
AND  
FILED

## COVER LETTER

TO: Registration Section  
Division of Corporations

SUBJECT: KEP GROUP, L.L.C.  
(Name of Limited Liability Company)

The enclosed Articles of Organization and fee(s) are submitted for filing.

Please return all correspondence concerning this matter to the following:

RON CRAWFORD  
(Name of Person)

UNMISTAKABLY PREMIER HOMES, INC.  
(Firm/Company)

1392 HIGH STREET, SUITE 205  
(Address)

WADSWORTH, OH 44281  
(City/State and Zip Code)

For further information concerning this matter, please call:

RON CRAWFORD at ( 330 ) 334-0014  
(Name of Person) (Area Code & Daytime Telephone Number)

Enclosed is a check for the following amount:

- ☐ \$125.00 Filing Fee    ☐ \$130.00 Filing Fee & Certificate of Status    ☒ \$155.00 Filing Fee & Certified Copy (additional copy is enclosed)    ☐ \$160.00 Filing Fee, Certificate of Status & Certified Copy (additional copy is enclosed)

Mailing Address  
Registration Section  
Division of Corporations  
P.O. Box 6327  
Tallahassee, FL 32314

Street/Courier Address  
Registration Section  
Division of Corporations  
Clifton Building  
2661 Executive Center Circle  
Tallahassee, FL 32301

APPROVED  
AND  
FILED

**ARTICLES OF ORGANIZATION  
OF  
K&P GROUP, L.L.C.**

05 NOV 15 PM 12:59

SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

---

THE UNDERSIGNED, as the initial members of K&P GROUP, L.L.C., a Florida limited liability corporation formed hereunder (the "Company"), hereby forms a limited liability company under the laws of the State of Florida.

**ARTICLE I  
COMPANY NAME**

The name of this Company is: K&P GROUP, L.L.C.

**ARTICLE II  
COMMENCEMENT AND TERM OF EXISTENCE**

In accordance with Section 608.409 (1) of the Florida Limited Liability Company Act (the "Act"), the term of existence of the Company shall commence upon the filing of these executed Articles of Organization with the Florida Department of State, and shall continue perpetually, unless otherwise dissolved pursuant to Article VIII of these Articles of Organization.

**ARTICLE III  
MAILING ADDRESS OF COMPANY**

The mailing address of this Company is:

2624 Sea Island Drive  
Fort Lauderdale, FL 33301

**ARTICLE IV  
STREET ADDRESS OF COMPANY**

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

2624 Sea Island Drive  
Fort Lauderdale, FL 33301

**ARTICLE V**  
**REGISTERED AGENT AND REGISTERED AGENT ADDRESS**

The registered agent and the street address of the registered agent of this Company in the State of Florida shall be:

Stephen Kovack  
2624 Sea Island Drive  
Fort Lauderdale, FL 33301

**ARTICLE VI**  
**ADMISSION OF ADDITIONAL MEMBERS**

Pursuant to Section 608.4232 of the Act, the Company may admit additional members upon the affirmative vote of a majority of those managers of the Company in attendance at a duly called meeting of the managers at which a quorum exists or by written consent of a majority of the majority of the managers of the Company. Any new member which is approved by the managers of the Company as set forth herein shall become a member of the Company upon payment of the contribution to the capital of the Company as established from time to time by the managers, and upon such member's agreement to comply with these Articles of Organization, the Operating agreement and such other documents, statutes, rules, regulations, or guidelines as the managers from time to time determine in their sole discretion.

**ARTICLE VII**  
**RIGHT OF ASSIGNEE TO BECOME A MEMBER**

Except as may be otherwise provided in the Operating Agreement, an assignee of a member's interest in the Company may become a member of the Company, and acquire the rights and powers and be subject to the restrictions and liabilities of a member of the company, and acquire the rights and powers and be subject to the restrictions and liabilities of a member of the company, upon the affirmation vote of a majority of all of the members of the Company (excluding the member seeking to transfer his interest in the Company) which vote is taken at a duly called meeting of the members or by written consent of a majority of the members of the Company (excluding the member seeking to transfer his interest in the Company) as set forth in the Operating Agreement, provided such assignment and admission of such assignee as a member complies with the terms and conditions of the Operating Agreement of the Company.

**ARTICLE VIII**  
**DISSOLUTION OF COMPANY**

Upon the death, retirement, resignation, expulsion, bankruptcy or dissolution of a member or upon the occurrence of any other event which terminates the continued membership of a member in the Company, the Company shall remain in existence unless dissolved by the remaining members of the Company, at a duly called meeting for such purpose.

APPROVED  
AND  
FILED

05 NOV 15 PM 12:59

**ARTICLE IX**  
**MANAGERS**

SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

The Company shall be managed by a managing member. The name and address of the initial managing member is set forth below. The managing member shall serve as the managing member until the first annual meeting of members or until its successors are elected and qualify.

Initial Managing Member: Stephen Kovack  
2624 Sea Island Drive  
Fort Lauderdale, FL 33301

**ARTICLE X**  
**RETURN OF CAPITAL**

No member shall have the right to demand the return of his or its contribution to capital except as provided in the Company's Operating Agreement then in existence.

**ARTICLE XI**  
**AMENDMENT TO ARTICLES OF ORGANIZATION**

Members may adopt, alter, amend, or repeal any provision of the Articles of Organization upon the affirmative vote of a majority of the ownership interest of the company which vote is taken at a duly called meeting of the members or by written consent of the members that owner the majority of the ownership interest in the Company.

**ARTICLE XII**  
**AMENDMENT OF OPERATING AGREEMENT**

Pursuant to Section 608.423 (3) of the Act, the managing member and at least one other Member of the Company acting together may adopt, alter, amend or repeal any provision of the Operating Agreement; provided however any provision which has been previously adopted, altered or amended by the members and which states that it may only be amended, altered or repealed by the members, may not be altered, amended or repealed by the managers but shall only be amended, altered or repealed upon the affirmative vote of a majority of all of the members of the Company which vote is taken at a duly called meeting of the members or by written consent of a majority of the members of the Company.

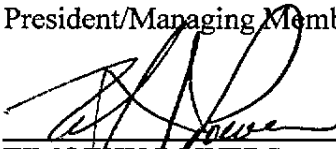
IN WITNESS WHEREOF, the undersigned as the initial members of the Company have executed the foregoing Articles of Organization as of this 3rd day of November, 2005.

INITIAL MEMBERS:



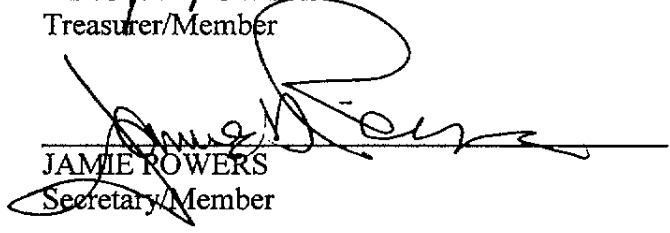
---

STEPHEN KOVACK  
President/Managing Member



---

TIMOTHY POWERS  
Treasurer/Member



---

JAMIE ROWERS  
Secretary/Member

APPROVED  
AND  
FILED

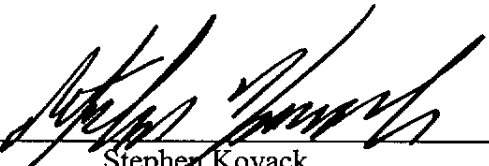
05 NOV 15 PM 12:59

**CERTIFICATE ACCEPTING DESIGNATION AS  
AN AGENT UPON WHOM SERVICE OF PROCESS WITHIN  
THIS STATE MAY BE SERVED** SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

The following is submitted pursuant to Sections 608.415 and 608.607 of the Florida  
Limited Liability Company Act:

Having been appointed as registered agent of  
K&P GROUP, L.L.C., a Florida limited liability company in its  
Articles of Organization, at the place designated in such Articles  
of Organization, the undersigned hereby agrees to act in this  
capacity and affirms that he is familiar with, and accepts the  
obligations of such position.

Dated: November 3, 2005.

  
\_\_\_\_\_  
Stephen Kovack  
2624 Sea Island Drive  
Fort Lauderdale, FL 33301