

L060000055198

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

☐ PICK-UP ☐ WAIT ☐ MAIL

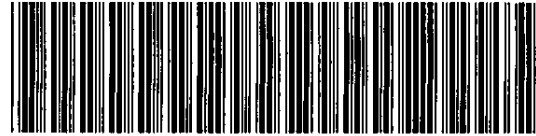
(Business Entity Name)

(Document Number)

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DIVISION OF CORPORATIONS
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B. McKnight MAY 30 2006

LAW OFFICES
OUGHTERSON, SUNDHEIM, & WOODS, P.A.

310 SW OCEAN BOULEVARD
STUART, FLORIDA 34994-2007
PHONE: (772) 287-0660 FAX: (772) 287-0422 E-MAIL: oswpa@bellsouth.net

FREDERICK G. SUNDHEIM, JR.
WALTER G. WOODS*

WM. A. OUGHTERSON
OF COUNSEL

*BOARD CERTIFIED REAL ESTATE LAWYER

SANDRA L. SUNDHEIM-STRAUSBAUGH
TYSON J. WATERS

May 18, 2006

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

Re: Filing of: Tobias Condominium Properties, LLC.

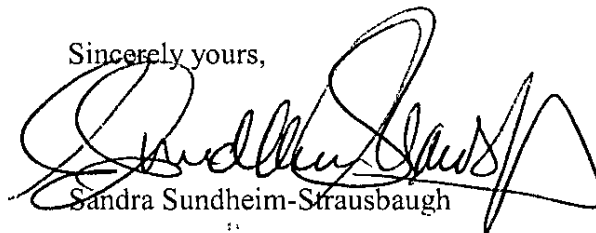
Dear Sir or Madam:

Enclosed are the original and one copy of the Articles of Organization for the above company, along with a check in the amount of \$125.00 as your filing fee.

Please stamp the copy of the Articles of Organization with the appropriate filing information and return same to this office.

Thank you for your attention to this matter.

Sincerely yours,



Sandra Sundheim-Strausbaugh

SSS:
encl.
T-12A

COVER LETTER

TO: Registration Section
Division of Corporations

SUBJECT: TOBIAS CONDOMINIUM PROPERTIES, LLC
(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:

Sandra Sundheim-Strausbaugh, Esq.
(Name of Person)

Oughterson, Sundheim & Woods, P.A.
(Firm/Company)

310 SW Ocean Blvd.
(Address)

Stuart, FL 34994
(City/State and Zip Code)

For further information concerning this matter, please call:

Sandra Sundheim-Strausbaugh at (772) 287-0660
(Name of Person) (Area Code & Daytime Telephone Number)

Enclosed is a check for the following amount:

- | | | | |
|---|---|---|---|
| <input checked="" type="checkbox"/> \$125.00 Filing Fee | <input type="checkbox"/> \$130.00 Filing Fee &
Certificate of Status | <input type="checkbox"/> \$155.00 Filing Fee &
Certified Copy
(additional copy is enclosed) | <input type="checkbox"/> \$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

**ARTICLES OF ORGANIZATION
FOR
TOBIAS CONDOMINIUM PROPERTIES, LLC**

**Article I
Name**

The name of the Limited Liability Company is TOBIAS CONDOMINIUM PROPERTIES, LLC.

**Article II
Address**

The mailing address and street address of the principal office of the Limited Liability Company is 1624 SW St. Andrews Drive, Palm City, FL 34990.

**Article III
Duration**

The period of duration for the Limited Liability Company shall commence upon the date of execution hereof. The Limited Liability Company shall exist for thirty (30) years from such date unless sooner terminated.

**Article IV
Management**

The Limited Liability Company is to be managed by the members and the name and address of the managing members are:

Shari Tobias	1624 SW St. Andrews Drive
	Palm City, FL 34990

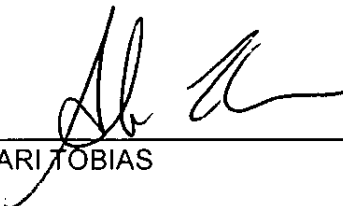
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Article V
Registered Agent, Registered Office, and Registered Agent's Signature

The name and the Florida Street address of the registered agent are:

Shari Tobias
1624 SW St. Andrews Drive
Palm City, FL 34990

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. 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 as registered agent as provided for in Chapter 608, Florida Statutes.



SHARI TOBIAS

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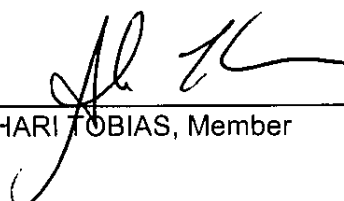
Article VI
Admission of Additional Members

The right, if given, of the members to admit additional members and the terms and conditions of the admissions shall be: The admission of new members shall be solely by majority vote (in interest) by the existing members, or as otherwise provided in the Agreement of Operation or Regulations.

Article VII
Members Rights to Continue Business

The right, if given, of the remaining members of the Limited Liability Company to continue the business on 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 companies shall be by majority vote of the members.

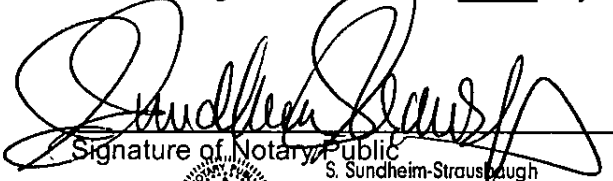
IN WITNESS WHEREOF, the undersigned has executed these Articles of Organization of TOBIAS CONDOMINIUM PROPERTIES, LLC., effective this 18 day of May, 2006.



SHARI TOBIAS, Member

STATE OF FLORIDA
COUNTY OF MARTIN

The foregoing instrument was acknowledged before me this 18th day of May, 2006, by Shari Tobias.


Signature of Notary Public
S. Sundheim-Strausbaugh
MY COMMISSION # DD205029 EXPIRES
April 21, 2007
BONDED THRU TROY FAIN INSURANCE, INC.

Print, type or stamp commissioned
name of Notary Public

Personally known ✓ or produced identification _____.

Type of Identification Produced _____

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