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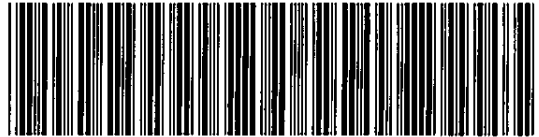
(Business Entity Name)

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SECRETARY OF STATE  
DIVISION OF CORPORATION  
08 MAR -3 PM 2:00

G. MCLEOD

MAR - 4 2008

EXAMINER

## COVER LETTER

**TO: Registration Section  
Division of Corporations**

**SUBJECT: 121 15th Street, 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:

**Emily R. Kerns**

(Name of Person)

**Donahoo, Ball, and McMenamy, P.A.**

(Firm/Company)

**50 North Laura Street, Suite 2925**

(Address)

**Jacksonville, FL 32202**

(City/State and Zip Code)

For further information concerning this matter, please call:

**Emily R. Kerns** at ( **904** ) **354-8080**  
(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

**ARTICLES OF ORGANIZATION**

**FOR**

**121 15<sup>TH</sup> STREET, LLC**

The undersigned authorized representative hereby executes these Articles of Organization for the purpose of forming a limited liability company under the laws of the State of Florida.

**ARTICLE 1. NAME**

The name of this limited liability company is 121 15<sup>TH</sup> STREET, LLC.

**ARTICLE 2. ADDRESS**

The mailing address and the street address of the principal office of the limited liability company are 72 Willow Drive, St. Augustine, FL 32080.

**ARTICLE 3 - REGISTERED AGENT,  
REGISTERED OFFICE, & REGISTERED AGENT'S SIGNATURE**

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

Emily R. Kerns  
Donahoo, Ball & McMenamy, P.A.  
50 North Laura Street, Suite 2925  
Jacksonville, Florida 32202

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*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 of my position as registered agent as provided for in Chapter 608, Florida Statutes*

  
Registered Agent's Signature

#### **ARTICLE 4. DURATION**

This limited liability company is to exist perpetually.

#### **ARTICLE 5. PURPOSE**

This limited liability company is organized for the purpose of real estate investment and in general for transacting any and all lawful business for which limited liability companies may be organized under the Florida Limited Liability Company Act, Chapter 608, Florida Statutes, 1997, as amended.

#### **ARTICLE 6. MANAGEMENT**

This limited liability company is to be managed by the members and the names and addresses of the managing members are:

<u>NAME</u>	<u>ADDRESS</u>
Gregory W. Teisan	72 Willow Drive St. Augustine, FL 32080
Kerri H. Teisan	72 Willow Drive St. Augustine, FL 32080

#### **ARTICLE 7. ADMISSION OF ADDITIONAL MEMBERS**

No person may be admitted as an additional member of this limited liability company unless each member consents in writing to the admission of the additional member.

IN WITNESS WHEREOF, I, the undersigned authorized representative, have hereunto set my hand and seal this 28<sup>th</sup> day of February, 2008, for the purpose of forming this limited liability company under the laws of the State of Florida, and I hereby make and file in the office of the Secretary of the State of Florida, these Articles of Organization and certify that the facts herein stated are true.

Emily R. Kerns  
EMILY R. KERNS  
Authorized Representative

STATE OF FLORIDA  
COUNTY OF DUVAL

SUBSCRIBED, SWORN AND ACKNOWLEDGED to me by EMILY R. KERNS, who is (☒) personally known to me or ( ) has produced \_\_\_\_\_ as identification, this 28<sup>th</sup> day of February, 2008.

Teresa B. West  
Notary Public, State of  
Florida at Large

(Teresa B. West)  
Print name below signature  
My Commission Expires:  
My Commission Number:

