

**L08000031291**

Florida Department of State  
Division of Corporations  
Public Access System

Electronic Filing Cover Sheet

Note: Please print this page and use it as a cover sheet. Type the fax audit number (shown below) on the top and bottom of all pages of the document.

((H08000078500 3)))



H080000785003ABC

Note: DO NOT hit the REFRESH/RELOAD button on your browser from this page. Doing so will generate another cover sheet.

To:

Division of Corporations  
Fax Number : (850) 617-6383

From:

Account Name : PAVESE, HAVERFIELD, DALTON, HARRISON & JENSEN, P.A.  
Account Number : I20020000070  
Phone : (239) 336-6253  
Fax Number : (239) 332-2243

**FILED**  
08 MAR 27 AM 8:49  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

**FLORIDA/FOREIGN LIMITED LIABILITY CO.**

**CSRB, LLC**

Certificate of Status	0
Certified Copy	0
Page Count	05
Estimated Charge	\$125.00

**RECEIVED**  
08 MAR 27 PM 2:14  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

Electronic Filing Menu

Corporate Filing Menu

Help

**FILED**

(((H08000078500 3)))

**08 MAR 27 AM 8:49****ARTICLES OF ORGANIZATION OF**  
**CSRB, LLC****SECRETARY OF STATE**  
**TALLAHASSEE FLORIDA**

The undersigned certifies that he is filing this document for the purpose of becoming a limited liability company under the laws of the State of Florida, providing for the formation, rights, privileges, and immunities of limited liability companies for profit. He further declares that the following Articles shall serve as the Charter and authority for the conduct of business of the limited liability company.

**ARTICLE I**  
**NAME AND PRINCIPAL PLACE OF BUSINESS**

The name of the limited liability company shall be CSRB, LLC, and its principal office shall be located at 875 South Elm Street, LaBelle, Florida 33935, and the mailing address shall be 317 Grassy Knob Road, Union Grove, North Carolina 28689. The Company shall have the power and authority to establish branch offices at any other place or places as the members may designate.

**ARTICLE II**  
**PURPOSES AND POWERS**

In addition to the powers authorized by the laws of the State of Florida for limited liability companies, the general nature of the business or businesses to be transacted and which the limited liability company is authorized to transact, shall be as follows:

1. To engage in any activity or business authorized under Florida Statutes.
2. In general, to carry on any and all incidental business; to have and exercise all the powers conferred by the laws of the State of Florida, and to do any and all things set forth in these Articles to the same extent as a natural person might or could do.
3. To purchase or otherwise acquire, undertake, carry on, improve, or develop, all or any of the business, goodwill, rights, assets, and liabilities of any person, firm, association, or corporation carrying on any kind of business of a similar nature to that which this limited liability company is authorized to carry on, pursuant to the provisions of these Articles; and to hold, utilize, and in any manner dispose of the rights and property so acquired.
4. To enter into and make all necessary contracts for its business with any person, entity, partnership, association, corporation, domestic or foreign, or of any domestic or foreign state, government, or governmental authority, or of any political or administrative subdivision, or department, and to perform and carry out, assign, cancel, or rescind any of such contracts.
5. To exercise all or any of the limited liability company powers, and to carry out all or any of the purposes, enumerated in these Articles and otherwise granted or permitted by law, while acting as agent, nominee, or attorney-in-fact for any persons or corporations, and perform any service under contract or otherwise for any corporation, joint stock company, association, partnership, firm, syndicate, individual, or other entity, and in this capacity or under this arrangement develop,

(((H08000078500 3)))

((H08000078500 3)))

improve, stabilize, strengthen, or extend the property and commercial interest of the property and to aid, assist, or participate in any lawful enterprise in connection with or incidental to the agency, representation, or service, and to render any other service or assistance it may lawfully do under the laws of the State of Florida, providing for the formation, rights, privileges, and immunities of limited liability companies for profit.

6. 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 set forth in these Articles, either alone or in association with others incidental or pertaining to, or going out of, or connected with its business or powers, provided the same shall not be inconsistent with the laws of the State of Florida.

The several clauses contained in this statement of the general nature of the business or businesses to be transacted shall be construed as both purposes and powers of this limited liability company, and statements contained in each clause shall, except as otherwise expressed, be in no way limited or restricted by reference to or inference from the terms of any other clause. They shall be regarded as independent purposes and powers.

Nothing contained in these Articles shall be deemed or construed as authorizing or permitting, or purporting to authorize or permit the limited liability company to carry on any business, exercise any power, or do any act which a limited liability company may not, under Florida law, lawfully carry on, exercise, or do.

### **ARTICLE III** **INITIAL MEMBER**

There shall be one initial member of this limited liability company, whose name, address and ownership is as follows:

Kenneth McCann	50 units
317 Grassy Knob Road	
Union Grove, NC 28689	

Dana M. McCann	50 units
317 Grassy Knob Road	
Union Grove, NC 28689	

### **ARTICLE IV** **EXERCISE OF POWERS**

All limited liability company powers shall be exercised by or under the authority of, and the business and affairs of this limited liability company shall be managed under the direction of, the members of this limited liability company. This Article may be amended from time to time in the regulations of the limited liability company by a unanimous vote of the members of the limited liability company.

((H08000078500 3)))

(((H08000078500 3)))

**ARTICLE V**  
**MANAGEMENT**

The limited liability company shall be managed by not less than one (1) manager. The following is the name and address of the individual who shall initially serve as manager of the limited liability company until the first annual meeting of the members or until his successors are elected and qualify in accordance with the regulations:

Kenneth McCann  
317 Grassy Knob Road  
Union Grove, NC 28689.

**ARTICLE VI**  
**MEMBERSHIP RESTRICTIONS**

Members shall have the right to admit new members by unanimous consent. Contributions required of new members shall be determined as of the time of admission to the limited liability company.

A member's interest in the limited liability company may not be sold or otherwise transferred except with unanimous written consent of all members, or except as specified in a separate written agreement regarding purchase and sale executed by all members.

On the death, retirement, resignation, expulsion, bankruptcy, or dissolution of a member, or the occurrence of any other event that terminates the continued membership of a member in the limited liability company, the remaining members shall have the right to continue the business on unanimous consent of the remaining members.

**ARTICLE VII**  
**DISTRIBUTIONS**

The members shall be entitled to the net profits, as defined in the regulations, arising from the operation of the limited liability company business that remain after the payment of the expenses of conducting the business of the limited liability company. Each member shall be entitled to a distributive share of the profits in proportion to their ownership interest. The distribution of the profits shall be determined as provided in the regulations of the company.

**ARTICLE VIII**  
**DURATION**

The limited liability company shall commence on the date the Articles of Organization are duly filed as required by law and shall continue in perpetuity, unless sooner terminated, liquidated or dissolved, as provided in the regulations adopted by members.

(((H08000078500 3)))

(((H08000078500 3)))

**ARTICLE IX**  
**INITIAL REGISTERED OFFICE AND REGISTERED AGENT**

The name and address of the initial registered agent of the limited liability company is Alison C. Hussey, Esq., 4635 S. Del Prado Blvd., Cape Coral, Florida 33904.

The undersigned, being the original members of the limited liability company, certifies that this instrument constitutes the proposed articles of Organization of CSRB, LLC.

Executed by the undersigned at Iredell County, NC  
on this the 20 day of March, 2008.

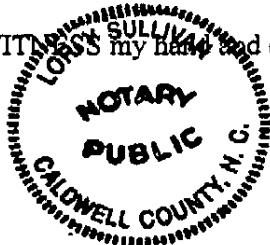
Kenneth McCann  
Kenneth McCann

STATE OF NC )  
COUNTY OF CALDWELL )

I HEREBY CERTIFY that before me the undersigned authority, duly authorized to take acknowledgments and administer oaths personally appeared Kenneth McCann, who ☒ is personally known to me or who ☐ provided \_\_\_\_\_ as identification and who made and subscribed to the foregoing Articles of Organization and certifies and acknowledges that they made and executed said Articles for the use and purposes therein expressed.

WITH my hand and official seal this 20th day of March, 2008.

SEAL:



Loretta Sullivan  
Notary Public - State of NC  
My comm. exp. 2-28-11

(((H08000078500 3)))

(((H08000078500 3)))

Pursuant to Chapter 608.507, Florida Statutes, the following is submitted, in compliance with said Act:

That **CSRB, LLC**, desiring to organize under the laws of the State of Florida, with its principal office, as indicated in the Articles of Organization, at City of Ft. Myers, County of Lee, State of Florida, has named **Alison C. Hussey, Esq.** located at **4635 S. Del Prado Blvd, Cape Coral, Florida 33904**, as its agent to accept service of process within this State.

**ACKNOWLEDGMENTS:**

Having been named to accept service of process for the above-stated company, at place designated in this certificate, I hereby accept to act in this capacity, and agree to comply with the provision of said Act relative to keeping open said office.

By: *Alison C. Hussey*  
Alison C. Hussey, Registered Agent

**FILED**  
**08 MAR 27 AM 8:49**  
**SECRETARY OF STATE**  
**TALLAHASSEE FLORIDA**

(((H08000078500 3)))