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(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

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MAIL

(Business Entity Name)

(Document Number)

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

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SECRETARY OF STATE  
DIVISION OF CORPORATIONS  
MAY 19 AM 11:27

T. HAMPTON

MAY 20 2010

EXAMINER

## COVER LETTER

**TO:** Registration Section  
Division of Corporations

**SUBJECT:** Real Property Specialists, LLC  
(Name of Resulting Florida Limited Company)

The enclosed Certificate of Conversion, Articles of Organization, and fees are submitted to convert an "Other Business Entity" into a "Florida Limited Liability Company" in accordance with s. 608.439, F.S.

Please return all correspondence concerning this matter to:

Alan C. Charron  
(Contact Person)

(Firm/Company)

2345 West Sand Lake Road, Suite 100  
(Address)

Orlando, Florida 32809  
(City, State and Zip Code)

alan@realpropertyspecialists.com  
E-mail Address: (to be used for future annual report notifications)

For further information concerning this matter, please call:

Keith C. Durkin at ( 407 ) 839-4289  
(Name of Contact Person) (Area Code and Daytime Telephone Number)

Enclosed is a check for the following amount:

☐ \$150.00 Filing Fees  
(\$25 for Conversion  
& \$125 for Articles  
of Organization)

☐ \$155.00 Filing Fees  
and Certificate of  
Status

☒ \$180.00 Filing Fees  
and Certified Copy

☐ \$185.00 Filing Fees,  
Certified Copy, and  
Certificate of Status

**STREET ADDRESS:**  
Registration Section  
Division of Corporations  
Clifton Building  
2661 Executive Center Circle  
Tallahassee, FL 32301

**MAILING ADDRESS:**  
Registration Section  
Division of Corporations  
P. O. Box 6327  
Tallahassee, FL 32314



BANK OF AMERICA CENTER  
390 NORTH ORANGE AVENUE  
SUITE 1400  
ORLANDO, FL 32801  
TELEPHONE: 407.839.4200  
FACSIMILE: 407.425.8377  
WWW.BROADANDCASSEL.COM

KEITH DURKIN  
DIRECT LINE: 407.839.4289  
DIRECT FACSIMILE: 407.246.5614  
EMAIL: KDURKIN@BROADANDCASSEL.COM

May 14, 2010

**PERSONAL AND CONFIDENTIAL**

**VIA U.S. MAIL**

Registration Section  
Division of Corporations  
Clifton Building  
2661 Executive Center Circle  
Tallahassee, Florida 32301

Re: Conversion of Real Property Specialists, Inc., and Retailer One on One, Inc.

Dear Sir/Madam:

Please find enclosed conversion documents necessary to convert Real Property Specialists, Inc., to Real Property Specialists, LLC, as well as conversion documents to convert Retailer One on One, Inc., to Retailer One on One, LLC, along with a check in the amount of \$360.00 to cover applicable fees. Please file the enclosed documents and return a certified copy of each of the conversions to me in the enclosed self-addressed, stamped envelope.

If you have any questions or comments, please do not hesitate to contact me. Best regards.

Sincerely,

BROAD AND CASSEL

Keith Durkin

ked  
Enclosures

cc: Mr. Alan C. Charron (*without copies of enclosures*)

**Certificate of Conversion**  
For  
**"Other Business Entity"**  
Into  
**Florida Limited Liability Company**

This Certificate of Conversion **and attached Articles of Organization** are submitted to convert the following **"Other Business Entity" into a Florida Limited Liability Company** in accordance with s.608.439, Florida Statutes.

1. The name of the "Other Business Entity" immediately prior to the filing of this Certificate of Conversion is:  
Real Property Specialists, Inc.

**(Enter Name of Other Business Entity)**

2. The "Other Business Entity" is a Corporation.  
**(Enter entity type. Example: corporation, limited partnership, general partnership, common law or business trust, etc.)**

first organized, formed or incorporated under the laws of Florida  
**(Enter state, or if a non-U.S. entity, the name of the country)**

on 08/07/1992  
**(Enter date "Other Business Entity" was first organized, formed or incorporated)**

3. If the jurisdiction of the "Other Business Entity" was changed, the state or country under the laws of which it is now organized, formed or incorporated:

4. The name of the Florida Limited Liability Company as set forth in the **attached Articles of Organization**:

Real Property Specialists, LLC

**(Enter Name of Florida Limited Liability Company)**

5. If not effective on the date of filing, enter the effective date: \_\_\_\_\_  
**(The effective date: 1) cannot be prior to nor more than 90 days after the date this document is filed by the Florida Department of State; AND 2) must be the same as the effective date listed in the attached Articles of Organization, if an effective date is listed therein.)**

Signed this 7th day of May 2010.

**Signature of Member or Authorized Representative of Limited Liability Company:**

Signature of Member or Authorized Representative: \_\_\_\_\_  
Printed Name: Alan C. Charron Title: Authorized Representative

**Signature(s) on behalf of Other Business Entity: [See below for required signature(s).]**

Signature: \_\_\_\_\_  
Printed Name: Alan C. Charron Title: Director

Signature: Polyn P. Charron  
Printed Name: Polyn P. Charron Title: Director

Signature: \_\_\_\_\_  
Printed Name: \_\_\_\_\_ Title: \_\_\_\_\_

Signature: \_\_\_\_\_  
Printed Name: \_\_\_\_\_ Title: \_\_\_\_\_

Signature: \_\_\_\_\_  
Printed Name: \_\_\_\_\_ Title: \_\_\_\_\_

Signature: \_\_\_\_\_  
Printed Name: \_\_\_\_\_ Title: \_\_\_\_\_

**If Florida Corporation:**

Signature of Chairman, Vice Chairman, Director, or Officer.

If Directors or Officers have not been selected, an Incorporator must sign.

**If Florida General Partnership or Limited Liability Partnership:**

Signature of one General Partner.

**If Florida Limited Partnership or Limited Liability Limited Partnership:**

Signatures of ALL General Partners.

**All others:**

Signature of an authorized person.

**Fees:**

Certificate of Conversion:	\$25.00
Fees for Florida Articles of Organization:	\$125.00
Certified Copy:	\$30.00 (Optional)
Certificate of Status:	\$5.00 (Optional)

SECRETARY OF STATE  
DIVISION OF CORPORATIONS  
10 MAY 19 AM 11:27

## ARTICLES OF ORGANIZATION FOR FLORIDA LIMITED LIABILITY COMPANY

### ARTICLE I - Name:

The name of the Limited Liability Company is:

Real Property Specialists, LLC

(Must end with the words "Limited Liability Company," the abbreviation "L.L.C.," or the designation "LLC.")

### ARTICLE II - Address:

The mailing address and street address of the principal office of the Limited Liability Company is:

#### Principal Office Address:

2345 West Sand Lake Road, Suite 100  
Orlando, Florida 32809

#### Mailing Address:

2345 West Sand Lake Road  
Suite 100  
Orlando, Florida 32809

### ARTICLE III - Registered Agent, Registered Office, & Registered Agent's Signature:

(The Limited Liability Company cannot serve as its own Registered Agent. You must designate an individual or another business entity with an active Florida registration.)

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

Alan C Charron

Name

2345 West Sand Lake Road, Suite 100

Florida street address (P.O. Box **NOT** acceptable)

Orlando

FL 32809

City, State, and Zip

*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, F.S..*

  
Registered Agent's Signature (REQUIRED)

(CONTINUED)

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**ARTICLE IV- Manager(s) or Managing Member(s):**

The name and address of each Manager or Managing Member is as follows:

**Title:**

"MGR" = Manager

"MGRM" = Managing Member

**Name and Address:**

MGR

Alan C. Charron

2345 West Sand Lake Road, Suite 100

Orlando, Florida 32809

(Use attachment if necessary)

**ARTICLE V:** Effective date, if other than the date of filing: \_\_\_\_\_

(OPTIONAL)

(The effective date: 1) cannot be prior to nor more than 90 days after the date this document is filed by the Florida Department of State; **AND** 2) must be the same as the effective date listed in the attached Certificate of Conversion, if an effective date is listed therein.)

**REQUIRED SIGNATURE:**

  
\_\_\_\_\_  
**Signature of a member or an authorized representative of a member.**

(In accordance with section 608.408(3), Florida Statutes, the execution of this document constitutes an affirmation under the penalties of perjury that the facts stated herein are true.)

Alan C. Charron

\_\_\_\_\_  
Typed or printed name of signee

**Filing Fees:**

**\$125.00 Filing Fee for Articles of Organization and Designation  
of Registered Agent**

**\$ 30.00 Certified Copy (Optional)**

**\$ 5.00 Certificate of Status (Optional)**

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SECRETARY OF STATE  
DIVISION OF CORPORATIONS