

# L11000144325

Florida Department of State  
Division of Corporations  
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.

((H11000302149 3)))



H110003021493ABC

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 : CORPORATE CREATIONS INTERNATIONAL INC.  
Account Number : 110432003053  
Phone : (561)694-8107  
Fax Number : (561)694-1639

\*\*Enter the email address for this business entity to be used for future annual report mailings. Enter only one email address please.\*\*

Email Address: \_\_\_\_\_

FLORIDA LIMITED LIABILITY CO.  
River View Gardens Apartments, LLC

Certificate of Status	1
Certified Copy	0
Page Count	04
Estimated Charge	\$130.00

RECEIVED  
11 DEC 27 PM 4:23  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

2011 DEC 27 AM 7:35

FILED

T. HAMPTON

DEC 28 2011

EXAMINER

12/27/11 3:38 PM

# ARTICLES OF ORGANIZATION

## Article I. Name

The name of this Florida limited liability company is:  
River View Gardens Apartments, LLC

## Article II. Principal Address

The street address of the Company's initial principal office is:  
River View Gardens Apartments, LLC  
225 Burns Road  
Elyria OH 44035

## Article III. Mailing Address

The Company's initial mailing address is:  
River View Gardens Apartments, LLC  
133 Coral Circle  
Daytona Beach FL 32119

## Article IV. Registered Agent

The name and street address of the Company's registered agent is:  
Earl McCrary  
133 Coral Circle  
Daytona Beach FL 32119

FILED  
2011 DEC 27 AM 7:35  
CLERK OF STATE  
TALLAHASSEE, FLORIDA

Corporate Creations International Inc.  
11380 Prosperity Farms Road #221E  
Palm Beach Gardens FL 33410  
(561) 694-8107

#### Article V. Transferability of Membership Interests

No members shall have the right to assign their membership interests in the Company without the written agreement of all of the membership interests, unless otherwise provided in the Company's Operating Agreement. If the assignment is not approved by all of the membership interests, the assignee shall have no right to become a member, to participate in the management of the Company, or to exercise any other rights or powers of a member. The assignee shall merely be entitled to receive the share of profits and other distributions and the allocation of income, gain, loss deduction, credit or similar item to which the assignor was entitled, to the extent assigned.

#### Article VI. Distribution of Profits

Unless otherwise provided in the Company's Operating Agreement, there shall not be any distribution of profits unless each separate distribution is approved by the affirmative vote of members who own more than 50% of the voting interest in the Company. The voting members shall have complete discretion on when and if to approve any distribution of profits.

#### Article VII. Management

This will be a manager-managed company. The name and address of each manager is:

EARL MCCRARY  
225 Burns Road  
Elyria OH 44035

FILED  
2011 DEC 27 AM 7:35  
CLERK OF STATE  
TALLAHASSEE, FLORIDA

Corporate Creations International Inc.  
11380 Prosperity Farms Road #221E  
Palm Beach Gardens FL 33410  
(561) 694-8107

Article VIII. Company Existence

The Company's existence shall begin effective as of December 27, 2011.  
The undersigned authorized representative of a member executed these Articles of  
Organization on December 27, 2011.



CORPORATE CREATIONS INTERNATIONAL INC.

Steven Buchta Executive Vice President  
by Valerie Hawk-Donohue as atty-in-fact

FILED  
2011 DEC 27 AM 7:35  
CLERK OF STATE  
TALLAHASSEE, FLORIDA

Corporate Creations International Inc.  
11380 Prosperity Farms Road #221E  
Palm Beach Gardens FL 33410  
(561) 694-8107

## STATEMENT OF REGISTERED AGENT

### LIMITED LIABILITY COMPANY:

River View Gardens Apartments, LLC

### REGISTERED AGENT/OFFICE:

Earl McCrary  
133 Coral Circle  
Daytona Beach FL 32119

I agree to act as registered agent to accept service of process for the company named above at the place designated in this Statement. I agree to comply with the provisions of all statutes relating to the proper and complete performance of the registered agent duties. I am familiar with and accept the obligations of the registered agent position.



EARL MCCRARY  
by Valerie Hawk-Donohue as atty-in-fact

Date: December 27, 2011.

FILED  
2011 DEC 27 AM 7:35  
CLERK OF STATE  
TALLAHASSEE, FLORIDA

Corporate Creations International Inc.  
11380 Prosperity Farms Road #221E  
Palm Beach Gardens FL 33410  
(561) 694-8107