

L12 0000 21573

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

☐

PICK-UP

☐

WAIT

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MAIL

(Business Entity Name)

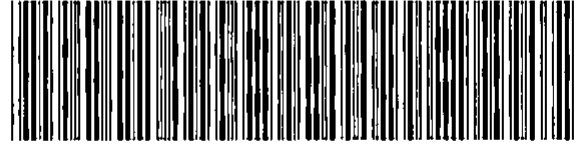
(Document Number)

Certified Copies _____ Certificates of Status _____

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CAPITAL CONNECTION, INC.

417 E. Virginia Street, Suite 1 • Tallahassee, Florida 32301
(850) 224-8870 • 1-800-342-8062 • Fax (850) 222-1222

CSS Properties, LLC

Signature _____

Requested by: SETH

02/06/23

Name

Date

Time

Walk-In

Will Pick Up

Art of Inc. File _____

LTD Partnership File _____

Foreign Corp. File _____

L.C. File _____

Fictitious Name File _____

Trade/Service Mark _____

Merger File _____

Art. of Amend. File _____

RA Resignation _____

Dissolution / Withdrawal _____

Annual Report / Reinstatement _____

Cert. Copy _____

Photo Copy _____

Certificate of Good Standing _____

Certificate of Status _____

Certificate of Fictitious Name _____

Corp Record Search _____

Officer Search _____

Fictitious Search _____

Fictitious Owner Search _____

Vehicle Search _____

Driving Record _____

UCC 1 or 3 File _____

UCC 11 Search _____

UCC 11 Retrieval _____

Courier _____

**Amended and Restated Articles of Organization
of
CSS Properties, LLC**

Article One

Introduction and Preliminary Statements

The undersigned Manager desires to amend and restate the Articles of Organization of CSS Properties, LLC, a Florida a limited liability company by delivering these Amended and Restated Articles of Organization to the Department of State of the State of Florida, in accordance with Florida Revised Limited Liability Company Act (the *Act*). These Amended and Restated Articles of Organization were approved by the Members of CSS Properties, LLC .

Article Two

Name

The name of the limited liability company is CSS Properties, LLC, a Florida limited liability company (*Company*).

Article Three

Duration

The Company will perpetually exist from the filing date of these Articles of Organization with the Department of State of the State of Florida, unless dissolved according to law.

Article Four

Company's Purpose

The Company's purpose is to engage in any lawful act or activity for which limited liability companies may be formed under the Act and all activities necessary or incidental to that purpose. The Company has all the powers necessary or convenient to carry out its purposes, including the powers granted by the Act.

Article Five

Company's Principal Office and Location of Records

The street address of the principal office in the United States where the Company maintains its records is 6902 Poley Creek Dr. East, Lakeland, Florida 33811.

Article Six

Registered Agent and Registered Office

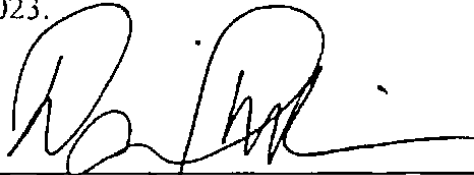
The Company's Registered Agent is Medina Law Group, P.A., a Florida professional association, and the Company's initial registered office is located at 402 S. Kentucky Avenue, Suite 660, Lakeland, Florida 33801.

Article Seven

Registered Agent Consent

I, Daniel Medina, as President of Medina Law Group, P.A., a Florida professional association, the undersigned, hereby accept the appointment as registered agent of the CSS Properties, LLC upon whom process, notices and demands may be served. I understand that as agent the Medina Law Group, P.A. will be my responsibility to receive service of process, to forward mail, and to immediately notify the Office of the Secretary of State in the event of its resignation or of any changes in the Registered Office Address.

Dated this 21 day of February, 2023.



Daniel Medina, *President,*
Medina Law Group, P.A., Registered Agent

Article Eight

Additional Members

The Company has the right to admit additional Members to the Company under the terms and conditions of the Company's Operating Agreement. Any Member who is later admitted as a Member of the Company will have all of the rights and obligations of an original Member under the Operating Agreement. Any transferee of a Member's Interest in the Company must be treated as an Assignee until that transferee is admitted as an Additional or Substitute Member, if ever, under the Operating Agreement.

Article Nine

Business Continuation

If a Member's membership in the Company is terminated by an event, the remaining Members of the Company have the right to continue the Company's business under the terms of the Operating Agreement. A terminating event may include the Member's death, disability, retirement, resignation, withdrawal, expulsion, or bankruptcy. If the remaining Members fail to continue the

Company's business according to the terms of the Operating Agreement, the Company must be dissolved and liquidated under the Act and the Operating Agreement.

Article Ten

Operating Agreement and Authority

To the extent not expressly required by and provided for in the Act, the manner in which the Company conducts its business and affairs, the duties and authority of its Members and Manager, and the rights and obligations of its Members and Manager must be set forth in the Operating Agreement adopted by the initial Members and Manager of the Company. This Operating Agreement may be amended from time to time according to its provisions.

Article Eleven

Management

Management of the Company is vested in the Manager. The Manager has exclusive authority to act for the Company in all matters. The authorities and duties of the Manager are set forth in the Operating Agreement. The name and address of the initial Manager is:

Benjamin Joseph Burke
6902 Poley Creek Dr E
Lakeland, Florida 33811

Article Twelve

Indemnification and Liability

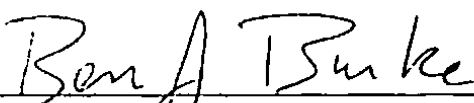
As determined by the Manager of the Company, the Company may indemnify and advance expenses to a Member, Manager, employee, or agent of the Company in connection with any proceeding, to the extent permitted by applicable laws and statutes, the Act, and the Company's Operating Agreement.

Article Thirteen

Transferability of Interest

Interest in the Company is nontransferable except as specifically set forth in the Company's Operating Agreement.

Signed on: February 2, 2023.



Benjamin Joseph Burke, Manager

F.L.
2023 FEB -7 AM
SECRETARY OF STATE
TALLAHASSEE, FL

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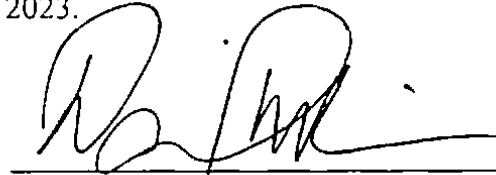
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Benjamin Joseph Burke, Manager