

L13000150053

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520 S ARMENIA AVE UNIT 1229C, LLC

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MAR - 4 2014

T. BROWN


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**ARTICLES OF AMENDMENT  
TO THE  
ARTICLES OF ORGANIZATION  
OF  
520 S ARMENIA AVE UNIT 1229C, LLC**

520 S ARMENIA AVE UNIT 1229C, LLC, a limited liability company organized and existing under the laws of State of Florida (the "Company"), in order to amend and restate its Articles of Organization in accordance with the requirements of Section 605.0202, Florida Statutes, does hereby submit these Articles of Amendment, along with the accompanying Amended and Restated Articles of Organization, and in connection therewith does certify as follows:

1. The name of the Company is 520 S ARMENIA AVE UNIT 1229C, LLC and its Document Number is L13000150053.
2. The original Articles of Organization of the Company were filed on October 24, 2013, and were effective as of November 1, 2013.
3. These Articles of Amendment, and the Amended and Restated Articles of Organization attached hereto, were duly approved and adopted by unanimous action of the Members of the Company on February 28, 2014.
4. The Articles of Organization of the Company are hereby amended by replacing same in their entirety with the Amended and Restated Articles of Organization beginning on the immediately following page.
5. These Articles of Amendment, and the Amended and Restated Articles of Organization attached hereto, shall become effective upon filing by the Department of State of the State of Florida.

**DATED** this 28<sup>th</sup> day of February, 2014.

  
GERARD F. WEHLE, JR.  
Authorized Representative of a Member

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**AMENDED AND RESTATED  
ARTICLES OF ORGANIZATION  
OF  
520 S ARMENIA AVE UNIT 1229C, LLC**

The undersigned authorized representative hereby executes this Amended and Restated Articles of Organization ("Articles") for the purpose of forming a limited liability company in accordance with the laws of the State of Florida.

**Article I – Name**

The name of this limited liability company (the "Company") shall be:

**520 S ARMENIA AVE UNIT 1229C, LLC**

**Article II – Principal Office and Mailing Address**

The initial mailing address and initial street address of the principal office of the Company are:

<b>Initial Mailing Address</b>	<b>Initial Street Address</b>
1507 Pleasant Harbour Way Tampa, Florida 33602	1507 Pleasant Harbour Way Tampa, Florida 33602

**Article III – Registered Office and Registered Agent**

The address of the initial registered office of the Company, and the initial registered agent of the Company at such office, shall be:

<b>Registered Agent</b>	<b>Initial Registered Office</b>
Gerard F. Wehle, Jr.	6987 East Fowler Avenue Tampa, Florida 33617

The Company shall have the right to change such registered office and such registered agent from time to time, as provided by law.

**Article IV – Operating Agreement**

The power to adopt the Operating Agreement of the Company, to alter, amend or repeal the Operating Agreement of the Company, or to adopt a new Operating Agreement, shall be vested in the members of the Company. The Operating Agreement of the Company shall be for the government of the Company and may contain any provisions or requirements for the management or conduct of the affairs and business of the Company, provided the same are not inconsistent with

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the provisions of these Articles or contrary to the laws of the State of Florida or of the United States.

#### **Article V – Management of Business**

Except for rights that are specifically reserved to the members in the Operating Agreement or these Articles, management of the Company shall be vested in its manager(s). Accordingly, the Company shall be a manager-managed company. Initially the Company shall have one manager. The number of managers of the Company and the number and titles of officers of the Company, as well as their respective rights and duties, may be established and changed, at any time and from time to time, subject to applicable law and the terms and provisions of the Company's Operating Agreement. The name and business address of the initial manager of the Company is as set forth below:

Name and Initial Position(s)	Business Address
Julian E. Serrano Manager	1507 Pleasant Harbour Way Tampa, Florida 33602

#### **Article VI – Amendment of Articles of Organization**


The Company reserves the right to amend, alter, change or repeal any provisions contained in these Articles of Organization in the manner now or hereafter prescribed by statute, and all rights conferred upon the members herein are subject to this reservation.

#### **Article VII – Commencement and Continuance of Existence**

The Company's existence shall commence on such date as determined by the Florida Department of State. Thereafter the Company's existence shall continue perpetually unless and until the Company is dissolved in accordance with law.

IN WITNESS WHEREOF, the undersigned has executed these Articles for the uses and purposes therein stated, pursuant to Section 605.0201, Florida Statutes, as authorized representative of a member of the Company.

DATED this 28<sup>th</sup> day of February, 2014.

  
GERARD F. WEHLE, JR.  
Authorized Representative of a Member

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**520 S ARMENIA AVE UNIT 1229C, LLC****ACCEPTANCE OF SERVICE AS REGISTERED AGENT**

The undersigned, having been named as registered agent to accept service of process for the above-named limited liability company, at the registered office designated in the Articles of Organization, hereby agrees and consents to act in that capacity. The undersigned is familiar with and accepts the duties and obligations of the position of registered agent under the laws of the State of Florida.

DATED this 28<sup>th</sup> day of February, 2014.



GERARD F. WEHLE, JR.