

L14000173442

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**CORPORATE  
ACCESS,  
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- ☐ CERTIFIED COPY \_\_\_\_\_
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1. Hick Property Concepts, LLC  
(CORPORATE NAME AND DOCUMENT #)
2. \_\_\_\_\_  
(CORPORATE NAME AND DOCUMENT #)
3. \_\_\_\_\_  
(CORPORATE NAME AND DOCUMENT #)
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(CORPORATE NAME AND DOCUMENT #)
6. \_\_\_\_\_  
(CORPORATE NAME AND DOCUMENT #)

**SPECIAL  
INSTRUCTIONS:**

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FLORIDA DEPARTMENT OF STATE  
Division of Corporations

November 6, 2014

CORPORATE ACCESS INC

*corrected*

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SUBJECT: H & K PROPERTY CONCEPTS, LLC  
Ref. Number: W14000067300

We have received your document for H & K PROPERTY CONCEPTS, LLC and your check(s) totaling \$130.00. However, the enclosed document has not been filed and is being returned for the following correction(s):

The Florida Statutes require an entity to designate a street address for its principal office address. A post office box is not acceptable for the principal office address. The entity may, however, designate a separate mailing address. The mailing address may be a post office box.

If your business entity does not intend to transact business until January 1st of the upcoming calendar year, you may wish to revise your document to include an effective date of January 1st. If you do not list an effective date of January 1st, your business entity will become effective this calendar year and it will be required to file an annual report and pay the required annual report fee for the upcoming calendar year this coming January, which is merely weeks away. By listing an effective date of January 1st, the entity's existence will not begin until January 1st of the upcoming year and will, therefore, postpone the entity's requirement to file an annual report and pay the required annual report filing fee until the following calendar year.

Please return your document, along with a copy of this letter, within 60 days or your filing will be considered abandoned.

If you have any questions concerning the filing of your document, please call (850) 245-6051.

Tammy Hampton  
Regulatory Specialist III

Letter Number: 214A00023741

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HKPROPARTORGbmh

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SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

**ARTICLES OF ORGANIZATION**

**OF**

**H & K PROPERTY CONCEPTS, LLC**  
**A FLORIDA LIMITED LIABILITY COMPANY**

Pursuant to the provisions of Chapter 605, Florida Statutes, as amended, the following are hereby adopted and filed as the Articles of Organization of this Florida limited liability company:

ARTICLE I - NAME

The name of this Company shall be:  
**H & K Property Concepts, LLC**

ARTICLE II - INITIAL PRINCIPAL OFFICE

The initial principal place of business of the Company is:

2441 Pinehurst Lane  
Fleming Island, FL 32003

The initial mailing address of the Company is:

P.O. Box 9648  
Fleming Island, FL 32006

ARTICLE III - DURATION

The Company is to commence its existence on January 1, 2015. This Company shall exist perpetually.

#### ARTICLE IV - PURPOSE

This limited liability company is organized for the following purposes:

(a) **Real Estate Management;** and

(b) Pursuant to Section 605.0108, Florida Statutes, The transaction of any and all other lawful business for which limited liability companies may be organized, including but not limited to those powers enumerated in Section 605.0109, Florida Statutes, as amended, and the doing of all lawful things related thereto.

#### ARTICLE V - MANAGEMENT

This Company will be a **Manager-managed** Company and will be managed by two (2) Managers initially. The number of Managers may be increased or decreased by the Members from time to time, but shall never be less than one (1). Any and all powers and duties conferred or imposed upon the Manager(s), in addition to those contained in Chapter 605, Florida Statutes, as amended, shall be pursuant to the provisions of the Operating Agreement of the Company or pursuant to a duly adopted resolution of the Members. The names and addresses of the initial Managers are:

Manager: Chanda N. Holsey  
P.O. Box 9648  
Fleming Island, FL 32006

Manager: Regina W. Kekessi  
P.O. Box 9648  
Fleming Island, FL 32006

#### ARTICLE VI - INITIAL REGISTERED AGENT AND OFFICE

The name of the initial registered agent and the street address of the initial registered agent of this Company is:

Chanda N. Holsey  
2441 Pinehurst Lane  
Fleming Island, FL 32003

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ARTICLE VII - RESTRAINT ON TRANSFER

The Members may, by agreement, impose any reasonable restraint on the sale, conveyance, gifting, transfer, encumbrance or alienation of Membership Interests.

ARTICLE VIII - AMENDMENT

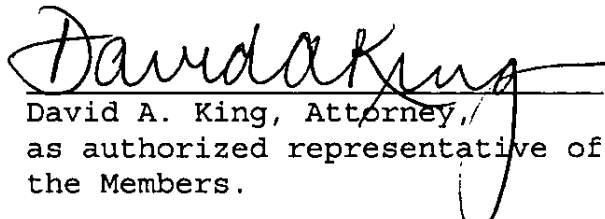
The Members reserve the right to alter, amend or repeal any provisions contained in these Articles of Organization, or to adopt new provisions, and the method for same shall be contained in the Operating Agreement of the Company.

ARTICLE IX - AUTHORIZED REPRESENTATIVE

The name and address of the person, authorized by the Members, who is signing these Articles of Organization is:

David A. King  
Attorney at Law  
1416 Kingsley Avenue  
Orange Park, FL 32073

IN WITNESS WHEREOF, the undersigned authorized representative has executed these Articles of Organization, this 3<sup>rd</sup> day of November, 2014.

  
David A. King, Attorney,  
as authorized representative of  
the Members.

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**CERTIFICATE OF ACCEPTANCE OF REGISTERED AGENT  
FOR LIMITED LIABILITY COMPANY**

Pursuant to Section 605.0113, Florida Statute, the  
following is submitted:

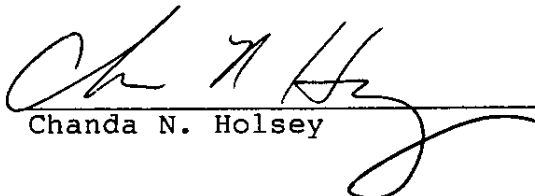
H & K Property Concepts, LLC  
desiring to organize under the laws of the State of Florida,  
with its principal office as indicated in the Articles of  
Organization, has named as its Registered Agent to accept  
service of process within this State:

Chanda N. Holsey  
2441 Pinehurst Lane  
Fleming Island, FL 32003

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**ACKNOWLEDGEMENT:**

Having been named as Registered Agent to accept service of  
process for the above stated limited liability company, at the  
place designated in this Certificate, I hereby acknowledge that  
I am familiar with said laws of the State of Florida, and I  
hereby agree to act in this capacity, and I agree to comply with  
the provisions of said laws.

  
Chanda N. Holsey