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SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

16 APR - 7 AM 10:11

APPROVAL  
AND  
FILED

APR 7 2016

S. PRATHER

FEB 17 2016

FEB 17 2016



FLORIDA DEPARTMENT OF STATE  
Division of Corporations

February 8, 2016

WOTITZKY, WOTITZKY, ROSS & MCKINLEY, P.A.  
223 TAYLOR STREET, SUITE 121  
PUNTA GORDA, FL 33950-4453

SUBJECT: JMB INVESTMENTS, LLC  
Ref. Number: W16000009680

We have received your document for JMB INVESTMENTS, LLC and your check(s) totaling \$155.00. However, the enclosed document has not been filed and is being returned for the following correction(s):

The name designated in your document is unavailable since it is the same as, or it is not distinguishable from the name of an existing entity.

Please select a new name and make the correction in all appropriate places. One or more major words may be added to make the name distinguishable from the one presently on file.

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) 245-6052.

Stacy Prather  
Regulatory Specialist III

Letter Number: 416A00002679

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16 APR -7 AM 11:00

SECD. DIV. OF STATE  
TALLAHASSEE, FLORIDA

# WOTITZKY, WOTITZKY, ROSS & MCKINLEY, P.A.

ATTORNEYS AT LAW

223 TAYLOR STREET, SUITE 121  
PUNTA GORDA, FLORIDA 33950-4453

WEBSITE: [www.wotitzkylaw.com](http://www.wotitzkylaw.com)

TELEPHONE (941) 639-2171

ENGLEWOOD (941) 473-1700

FACSIMILE (941) 639-8617

EDWARD L. WOTITZKY\*  
WARREN R. ROSS\*\*  
MICHAEL R. MCKINLEY  
CHEYENNE R. YOUNG

\* FL BAR BOARD CERTIFIED  
REAL ESTATE LAWYER

\*\* ALSO MEMBER OHIO BAR

LEO WOTITZKY (1912 - 2005)  
FRANK WOTITZKY (1916 - 2013)

April 4, 2016

Florida Department of State  
Division of Corporations  
P.O. Box 6327  
Tallahassee, Florida 32314

Re: JMB Investments, LLC  
Ref. Number: W16000009680

Gentlemen:

In accordance with your February 8, 2016 letter, please be advised we have selected a new name for the above-referenced limited liability company. Enclosed please find a revised Articles of Organization reflecting the changed name, which is TBR Venture Group, LLC. In addition to the enclosed Articles of Organization, please also find a copy of your February 8, 2016 letter. We appreciate your consideration in filing the enclosed Articles of Organization.

Very truly yours,

WOTITZKY, WOTITZKY, ROSS & MCKINLEY, P.A.

Edward L. Wotitzky

ELW/lmz  
Enclosure  
cc: Client

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ESTABLISHED 1940

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REAL ESTATE CLOSINGS • TITLE INSURANCE • REAL PROPERTY LAW • CONDOMINIUM & COMMUNITY ASSOCIATION LAW • DIVORCE, CUSTODY & FAMILY LAW

**Articles of Organization  
of  
TBR VENTURE GROUP, LLC**

SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

16 APR -7 AM 10:10

APPROVED  
AND  
FILED

The undersigned, for the purpose of forming a limited liability company under the Florida Revised Limited Liability Company Act, F.S. Chapter 605, hereby makes, acknowledges, and files the following Articles of Organization.

**ARTICLE I -- NAME**

The name of the limited liability company shall be TBR VENTURE GROUP, LLC ("Company").

**ARTICLE II -- ADDRESS**

The street address of the initial principal office and mailing address of the Company is 3355 Osprey Lane, Port Charlotte, Florida 33953.

**ARTICLE III -- DURATION**

The Company shall commence its existence on the date these Articles of Organization are filed by the Florida Department of State or on another effective date as specified. The Company's existence shall be perpetual unless the Company is dissolved earlier as provided in these Articles of Organization or in the Operating Agreement.

**ARTICLE IV -- REGISTERED OFFICE AND AGENT**

The name and street address of the registered agent of the Company in the State of Florida is Edward L. Wotitzky, 223 Taylor Street, Punta Gorda, Florida 33950.

**ARTICLE V -- ADMISSION OF NEW MEMBERS**

Additional Members shall be admitted to the Company only in accordance with the terms and provisions of the Operating Agreement. A Member may transfer his or her interest in the Company only as set forth in the Operating Agreement of the Company, but the transferee shall have no right to participate in the management of the business and affairs of the Company or become a Member unless so approved in accordance with the terms and conditions of the Operating Agreement.

**ARTICLE VI -- MANAGEMENT**

The Company shall be Manager-managed in accordance with the Operating Agreement for the Company. The Operating Agreement may contain any provisions for the regulation and management of the affairs of the Company not inconsistent with law or these Articles. The name and address of the initial Manager is as follows:

William Hagy  
13710 Matanzas Place  
Lakewood Ranch, Florida 34202

IN WITNESS WHEREOF, the undersigned authorized representative has made and subscribed these Articles of Organization at Punta Gorda, Charlotte County, Florida this 15<sup>th</sup> day of January, 2016.

Jan Fanstill  
Jan Fanstill

16 APR - 7 AM 10:11  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

APPROVED  
AND  
FILED

State of Florida  
County of Charlotte

The foregoing Articles of Organization were acknowledged before me this 15<sup>th</sup> day of January, 2016, by JAN FANSTILL. She is personally known to me or produced as identification.

My commission expires:

Lorraine V. Wiegner  
Notary Public

**LORRAINE V. WIEGNER**



**Certificate Designating a Registered Agent and  
Registered Office for the Service of Process**

In compliance with § 48.091 Fla. Stat., the following is submitted:

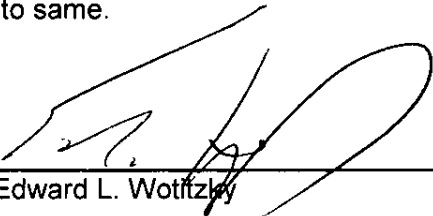
TBR VENTURE GROUP, LLC, desiring to organize under the laws of the State of Florida with its principal office, as indicated in the Articles of Organization at 3355 Osprey Lane, Port Charlotte, Charlotte County, Florida 33953, has designated Edward L. Wotitzky, Esq., whose street address is 223 Taylor Street, Punta Gorda, Charlotte County, Florida 33950, as its agent to accept service of process within this state.

**TBR VENTURE GROUP, LLC**

APPROVED  
AND  
FILED  
16 APR -7 AM 10:11  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

**ACCEPTANCE**

Having been designated as agent to accept service of process for the above-named corporation, at the place stated in this certificate, I hereby agree to act in this capacity and to comply with the provision of said law relative to same.

  
\_\_\_\_\_  
Edward L. Wotitzky