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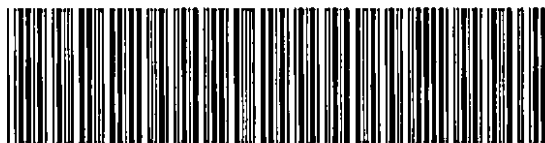
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# THE COHRS LAW GROUP, P.A.

ATTORNEYS AND COUNSELORS AT LAW



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† Denis A. Cohrs, Esq.  
Robert B. Hicks, Esq., of counsel

† Board Certified Real Estate Attorney

April 27, 2018

## VIA FEDEX

Florida Department Of State  
Division Of Corporations  
Clifton Building  
2661 Executive Center Circle  
Tallahassee, FL 32301

**RE: Articles of Organization of LK Fourth Street Properties, LLC**

Dear Madam/Sir:

Enclosed herewith are an original and one copy of the fully executed Articles of Organization in connection with the referenced LLC. Also enclosed is this firm's check in the amount of \$125.00, the amount necessary to file the Articles of Organization. Please file the Articles and return one filed-stamp copy to this office. A postage paid return envelope is enclosed for your convenience in doing so.

If you should have any questions or concerns, please feel free to contact this office.

Sincerely,

A handwritten signature in black ink, appearing to be "Denis A. Cohrs", written over a large, stylized oval flourish.

Denis A. Cohrs

DAC/bav  
Enclosures

**ARTICLES OF ORGANIZATION  
OF  
LK FOURTH STREET PROPERTIES, LLC**

I, the undersigned, hereby make, subscribe, acknowledge, and file, with the Secretary of State of the State of Florida, these Articles of Organization for the purpose of forming a Limited Liability Company in accordance with the laws of the State of Florida, as the same may be amended from time to time.

(All capitalized terms contained in these Articles of Organization shall have the meaning ascribed to them herein or in Chapter 605, Florida Statutes, The Revised Florida Limited Liability Act).

**ARTICLE I  
NAME**

The name of this Limited Liability Company is **LK Fourth Street Properties, LLC.**

**ARTICLE II  
COMMENCEMENT OF EXISTENCE AND DURATION**

The existence of this Limited Liability Company (the "Company") shall commence on April 27, 2018, and it shall thereafter have perpetual existence.

**ARTICLE III  
MAILING ADDRESS AND PRINCIPAL OFFICE**

The principal place of business of the Company shall be:

**6025 Fourth Street N.  
St. Petersburg, FL 33703**

and such other place or places in or outside of the State of Florida as the Company may from time to time determine.

**ARTICLE IV  
REGISTERED AGENT**

The initial Registered Agent and Registered Office of the Company shall be:

**Denis A. Cohrs, Esq.  
The Cohrs Law Group, P.A.  
2841 Executive Drive, Suite 120  
Clearwater, FL 33762**

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TALLAHASSEE, FL  
SECRETARY OF STATE

**ARTICLE V**  
**PURPOSE**

The Company may engage in the transaction of any or all lawful business for which limited liability companies may be organized under the laws of the State of Florida.

**ARTICLE V**  
**OPERATING AGREEMENT**

The Members of the Company shall adopt an Operating Agreement containing all provisions for the regulation and management of the Company not inconsistent with laws of the State of Florida or these Articles.

**ARTICLE VI**  
**MANAGEMENT OF BUSINESS**

The conduct and management of the Company, pursuant to specific rules regarding the rights and duties of the Members as enumerated in the Operating Agreement of the Company, shall remain vested in the Members.

**ARTICLE VII**  
**INITIAL MEMBERS**

The names and business addresses of the initial Members of this Company are:

**Lawrence G. Kass**  
**6025 Fourth Street N.**  
**St. Petersburg, FL 33703**

**Betty Lena Kass**  
**6025 Fourth Street N.**  
**St. Petersburg, FL 33703**

**ARTICLE VIII**  
**OWNERSHIP OF PROPERTY**

Real or personal property originally brought into or transferred to the Company, or acquired by the Company by purchase or otherwise shall be held and owned, and conveyance shall be made, in the name of the Company.

**ARTICLE IX**  
**TRANSFERABILITY OF MEMBERS' INTEREST**

A Member's interest in the Company may be transferred, whether voluntarily or involuntarily, only with the unanimous written consent of all the remaining Members of the Company if the transferee intends to become a Member. Without this consent, the transferee shall not be entitled to become a Member or to participate in the management of the Company.


**ARTICLE X**  
**ADMISSION OF NEW MEMBERS**

Additional Members may be admitted from time to time on such terms and conditions as are set forth by a unanimous vote of all existing Members.

**ARTICLE X**  
**AMENDMENTS**

These Articles may be amended from time to time by the majority agreement of the Members, and the amendments shall be filed with the Florida Department of State, duly signed by an Authorized Representative of the Company.

**IN WITNESS WHEREOF**, the undersigned, as an authorized agent and representative for all Members, has executed these Articles of Organization on this 27th day of April, 2018.

  
\_\_\_\_\_  
Denis A. Cohrs, authorized agent

**CERTIFICATE OF ACCEPTANCE OF  
REGISTERED AGENT UPON WHOM PROCESS MAY BE SERVED**

Having been named as Registered Agent to accept service of process for the above named Limited Liability Company, at the place designated in these Articles, I hereby acknowledge that I am familiar with my obligations as Registered Agent and agree to act in this capacity, and I further agree to comply with the provisions of all laws and regulations relative to the proper and complete performance of my duties.

  
\_\_\_\_\_  
Denis A. Cohrs

Date: April 27, 2018

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SECRETARY OF STATE  
TALLAHASSEE, FL 32399