

# L18000181135

Florida Department of State  
Division of Corporations  
Electronic Filing Cover Sheet

**Note: Please print this page and use it as a cover sheet. Type the fax audit number (shown below) on the top and bottom of all pages of the document.**

((H18000226478 3)))



H180002264783ABC5

**Note: DO NOT hit the REFRESH/RELOAD button on your browser from this page. Doing so will generate another cover sheet.**

To:

Division of Corporations  
Fax Number : (850) 617-6381

From:

Account Name : GREEN SCHOENFELD & KYLE LLP  
Account Number : I20000000177  
Phone : (239) 936-7200  
Fax Number : (239) 936-7997

**FILED**  
 2018 AUG -3 AM 9:44  
 SECRETARY OF STATE  
 TALLAHASSEE, FLORIDA

**\*\*Enter the email address for this business entity to be used for future annual report mailings. Enter only one email address please.\*\***

Email Address: \_\_\_\_\_

**FLORIDA LIMITED LIABILITY CO.  
1230 Broadwater Drive, LLC**

Certificate of Status	1
Certified Copy	1
Page Count	03
Estimated Charge	\$160.00

2018 AUG -3 PM 1:58  
 CORPORATE SERVICES

Electronic Filing Menu

Corporate Filing Menu

Help

**N CULLIGAN**

FILED

2018 AUG -3 AM 9:44

SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

Articles of Organization

of

1230 Broadwater Drive, LLC

A Florida Limited Liability Company

1. Name. The name of this limited liability company is 1230 Broadwater Drive, LLC (the "Company"), and it shall be formed as a Florida limited liability company under Chapter 605, Florida Statutes.

2. Duration. The Company shall exist from the date of filing of these Articles of Organization with the Florida Secretary of State, and the Company's existence shall be perpetual.

3. Purpose. The Company is organized for the purpose of transacting all lawful activities and businesses that may be conducted by a limited liability company under the laws of the State of Florida.

4. Place of Business. The mailing address and street address of the Company's principal office is 1230 Broadwater Drive, Fort Myers, Florida 33919.

5. Registered Agent and Office. The name of the initial registered agent of the Company is GSK Registered Agents, Inc. The street address of the initial registered agent of the Company is 1380 Royal Palm Square Boulevard, Fort Myers, Florida 33919.

6. Management of the Company. The Company shall be managed by a manager or managers and is, therefore, a manager-managed company. Sonia I. Wagner shall serve as the initial Manager of the Company.

7. Additional Members. Except as otherwise provided in an Operating Agreement adopted for the Company, additional Members to the Company may be admitted, but only upon the unanimous consent of all Members of the Company at the time admission is sought.


8. Operating Agreement. The Members shall have the power to adopt, alter, amend, or repeal an Operating Agreement for the Company containing provisions for the regulation and management of the affairs of the Company.

9. Voting. The Company is authorized to issue membership units with voting rights and membership units without voting rights.

10. Certificated Interests. The Members' interests in the Company may be evidenced by certificates.

11. Transfer of Interest. Except as otherwise provided in an Operating Agreement adopted for the Company, no Member shall have the right to transfer any interest in the Company without the unanimous written agreement of all Members. If the non-transferring Members do not approve the transfer, the transferee of the interest of the transferring Member shall have no right to become a Member or to participate in the management of the business and the affairs of the Company. The transferee shall be entitled to receive only the share of profits or other compensation by way of income, and the return of contributions to which the transferring Member otherwise would be entitled by virtue of membership.

The undersigned executed these Articles of Organization effective as of August 3, 2018. In accordance with the Act, the execution of these Articles of Organization constitutes an affirmation under the penalties of perjury that the facts stated herein are true.

  
 Lowell S. Schoenfeld, Authorized  
 Representative

2018 AUG -3 AM 9:44  
 SECRETARY OF STATE  
 TALLAHASSEE, FLORIDA

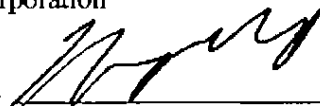
FILED

**Acceptance by Registered Agent**

Having been named Registered Agent and designated to accept service of process for 1230 Broadwater Drive, LLC, at the place designated herein, and being familiar with the obligations of that position, GSK Registered Agents, Inc., hereby agrees to act in this capacity, and further agrees to comply with the provisions of all statutes relative to the proper and complete performance of the duties of the Registered Agent.

GSK Registered Agents, Inc., a Florida  
 corporation

By:



Lowell S. Schoenfeld, Vice  
 President

Dated: August 3, 2018