

Division of Corporations

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# L18000254247

Florida Department of State  
Division of Corporations  
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To:

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

From:

Account Name : WILLIAMS, PARKER, HARRISON, DIETZ & GETZEN, P.A.  
Account Number : 072720000266  
Phone : (941) 366-4800  
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**FLORIDA LIMITED LIABILITY CO.  
K & J PROPERTY MANAGEMENT LLC**

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**ARTICLES OF ORGANIZATION  
OF  
K & J PROPERTY MANAGEMENT LLC**

The undersigned, an authorized representative, hereby subscribes to these Articles of Organization to form a limited liability company (the "Company"), under the Florida Revised Limited Liability Company Act (Chapter 605, Florida Statutes) and in accordance with F.S. § 605.0201.

- 1. Name.** The name of the Company is:

K & J Property Management LLC

**2. Mailing Address and Street Address of Principal Office.** The mailing address and the street address of the principal office of the Company is 4608 26<sup>th</sup> Avenue West, Bradenton, Florida 34209.

**3. Name and Street Address of Initial Registered Agent.** The name and street address of the Company's initial registered agent is Cross Street Corporate Services, LLC, 200 South Orange Avenue, Sarasota, Florida 34236.

**4. Management.** The Company shall be a manager-managed company. The names and addresses of the initial managers of the Company are:

Kenneth A. Gerry, II  
4608 26<sup>th</sup> Avenue West  
Bradenton, Florida 34209

Jeffrey D. Gerry  
416 64<sup>th</sup> Street Court NW  
Bradenton, Florida 34209

Managers may be appointed or removed in the manner provided in the Operating Agreement of the Company.

**5. Existence.** In accordance with F.S. § 605.0207, the Company's existence shall begin at the date and time these Articles of Organization are filed, as evidenced by the Department of State's date and time endorsement.

**6. Amendment.** These Articles of Organization may be amended in the manner provided in the Operating Agreement of the Company.

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IN WITNESS WHEREOF, the undersigned authorized representative has executed these Articles of Organization as of the 28 day of October 2018 (the "Execution Date").



Susan B. Hecker  
Authorized Representative

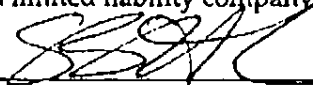
**ACKNOWLEDGEMENT OF REGISTERED AGENT**

In accordance with F.S. §§ 605.0201(2)(c) and 605.0113, the undersigned is familiar with the obligations imposed on the position of registered agent by the Florida Revised Limited Liability Company Act and hereby accepts appointment as the initial registered agent of the Company.

IN WITNESS WHEREOF, the undersigned has executed this Acknowledgement of Registered Agent as of the Execution Date.

Cross Street Corporate Services, LLC,  
a Florida limited liability company

By:



Susan B. Hecker  
As its Vice President

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