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# **SOUTH WALTON LAW, P.A.**

Attorney & Title Services

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36468 Emerald Coast Parkway | Unit 6101 | Destin, Florida 32541 | 850.837.0155 | 850.270.2515 (f)

Cassie Long  
[cassie@southwaltonlaw.com](mailto:cassie@southwaltonlaw.com)

Emily Rogers  
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October 4, 2019

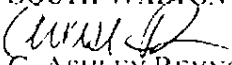
Blue Streak Courier Services  
Attn: George Shorter  
74 Haida Trail  
Crawfordville FL 32327

RE: Job #1491 dated 10/4/2019 - LLC Filing - CWF Beach Rental, LLC

Hi George

Please find enclosed check number 1333 in the amount of \$125.00 for payment to the Division of Corporations for the request of filing the Articles of Organization for CWF Beach Rental, LLC. I have included a prepaid FedEx label to return the original documents and any documentation received by the DOC. If you have any questions or concerns, please feel free to contact us at 850-837-0155.

Thanks,

**SOUTH WALTON LAW, P.A.**  
  
C. ASHLEY REYNOLDS  
LEGAL AND CLOSING ASSISTANT

FILED

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SECRET  
CLARKSBURG, W. VA.

**Amended Articles of Organization for  
CWF BEACH RENTAL, LLC  
a Florida Limited Liability Company**

The undersigned subscriber to these Articles of Organization, a natural person competent to contract, hereby forms a limited liability company under the laws of the State of Florida, providing for the formation, rights, privileges, and immunities of limited liabilities companies for profit. She further declares that the following Articles shall serve as the Charter and authority for the conduct of business of the limited liability company.

Article I. Name and Principal Place of Business

The name of the limited liability company will be **CWF Beach Rental, LLC**. Its principal office and mailing address will be located at 628 Whistler Drive, Canton, GA 30115.

Article II. Exercise of Powers

All limited liability company powers shall be exercised by or under the authority of, and the business and affairs of this limited liability company shall be managed under the direction of, the members of this limited liability company. These Articles of Organization may be amended from time to time in the regulations of the limited liability company by a unanimous vote of the members of the limited liability company.

Article III. Management

Management of this limited liability company is reserved to its organizers and members, whose names and addresses are as follows.

Kimberly Forman

628 Whistler Drive, Canton, GA 30115

Article IV. Membership Restrictions

Members shall have the right to admit new members by unanimous consent. Contributions required of new members shall be determined as of the time of admission to the limited liability company.

A member's interest in the limited liability company may not be sold or otherwise transferred except with unanimous written consent of all members.

On the death, retirement, resignation, expulsion, bankruptcy, or dissolution of a member, or the occurrence of any other event that terminates the continued membership of a member in the limited liability company, the remaining members shall have the right to continue the business on unanimous consent of the remaining members.

#### Article V. Capital Contributions

Capital contributions in an amount to be determined by the members shall be paid to the limited liability company by the members in equal shares. Additional contributions will be made as required for investment purposes, as determined by unanimous consent of the members. Members will make contributions in equal shares.

#### Article VI. Profits and Losses

(a) Profit Sharing. The members shall be entitled to the net profits arising from the operation of the limited liability company business that remain after the payment of the expenses of conducting the business of the limited liability company. Each member shall be entitled to an equal distributive share of the profits or the distributive share of the profits specified as follows:

Kimberly Forman

100%

The distributive share of the profits shall be determined and paid to the members each year on the anniversary date of the commencement of business of the limited liability company, the month and day of the commencement date being October 4, 2019.

(b) Losses. All losses that occur in the operation of the limited liability company business shall be paid out of the capital of the limited liability company and the profits of the business, or, if these sources are insufficient to cover such losses, by the members in equal shares.

#### Article VII. Effective Date

The effective date of this limited liability company and these Articles of Organization is October 4, 2019.

#### Article VIII. Duration

This limited liability company shall exist until dissolved in a manner provided by law, or as provided in the regulations adopted by the members.

#### Article IX. Initial Registered Office and Registered Agent

The name of the limited liability company's initial registered agent is South Walton Law, P.A., whose address is 36468 Emerald Coast Parkway, Unit 6101, Destin, FL 32541.

IN WITNESS WHEREOF, for the purpose of forming this limited liability company under the laws of the State of Florida, the undersigned, being the original member of the limited liability company, certifies that this instrument constitutes the proposed Articles of Organization of **CWF Beach Rental, LLC**.

Executed by the undersigned on this 4th day of October, 2019.

Cassie Long  
Cassie Long, Authorized Representative on  
behalf of Kimberly Forman, Member

STATE OF FLORIDA  
COUNTY OF OKALOOSA

The forgoing instrument was acknowledged before me this 4th day of October, 2019, by  
Cassie Long, (✓) who is personally known to me/ ( ) who produced the following as  
identification: \_\_\_\_\_.

WITNESS my hand and seal this 4th day of October, 2019.

Affix Seal:



Christian Reynolds  
Type Name: \_\_\_\_\_  
NOTARY PUBLIC  
My Commission Expires: \_\_\_\_\_

Pursuant to the provisions of Sections 608.415 and 608.407(1)(c) of the Florida Limited Liability Company Act, **South Walton Law, P.A.**, submits the following statement in designating its registered office and registered agent in the State of Florida:

The name of the registered agent for **CWF Beach Rental, LLC**, is South Walton Law, P.A., 36468 Emerald Coast Parkway, Unit 6101, Destin, FL 32541.

Having been named as registered agent to accept service of process for the above stated corporation at the place designated in this certificate, I am familiar with and accept the appointment as registered agent and agree to act in this capacity. I further agree to comply with the provisions of all statutes relating to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as registered agent.

SOUTH WALTON LAW, P.A.

Cassie Long  
Cassie Long, President  
Registered Agent

10/4/19  
Date

Cassie Long

Cassie Long  
Authorized Representative of Kimberly  
Forman, Member

10/4/19  
Date

STATE OF FLORIDA  
COUNTY OF OKALOOSA

The forgoing instrument was acknowledged before me this 4<sup>th</sup> day of October, by  
Cassie Long, (X) who is personally known to me/ ( ) who produced the following as  
identification: \_\_\_\_\_.

WITNESS my hand and seal this 4<sup>th</sup> day of October, 2019.

Affix Seal:



Christian Reynolds  
Type Name: \_\_\_\_\_  
NOTARY PUBLIC  
My Commission Expires: \_\_\_\_\_