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Prepared by:

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1401 8th Avenue West
Bradenton, Florida 34205
941-748-2216

Audit No. H21000444548 3

ARTICLES OF ORGANIZATION
OF
JV HIMES AVE LLC

The undersigned, desiring to form a limited liability company under and pursuant to the Florida Revised Limited Liability Company Act, as amended from time to time, does hereby adopt the following Articles of Organization for such company:

ARTICLE I. NAME

The name of the limited liability company is: **JV HIMES AVE LLC**; and shall be referred to herein as "the Company" or "this Company."

ARTICLE II. MAILING AND STREET ADDRESS

The mailing address and the street address of the principal office for the Company is:

5101 W. Poe Avenue
Tampa, FL 33629

ARTICLE III. REGISTERED AGENT AND OFFICE

The name and street address of the initial registered agent for the Company is:

Joseph Varner
5101 W. Poe Avenue
Tampa, Florida 33629

ARTICLE IV. EFFECTIVE DATE AND TIME

The effective date and time of these Articles of Organization shall be the date and time that these Articles of Organization are filed with the Florida Department of State, Division of Corporations.

Audit No. H21000444548 3

ARTICLES OF ORGANIZATION OF JV HINES AVE LLC

ARTICLE V. MANAGEMENT OF COMPANY

The Company shall be a Manager-managed Company. The initial Managers of the Company are:

Name:

Joe Varner

Address:

5101 W. Poe Avenue
Tampa, Florida 33629

Kelley Varner

5101 W. Poe Avenue
Tampa, Florida 33629

ARTICLE VI. INDEMNIFICATION

The Company shall indemnify any member, manager, officer, director, employee, or agent, and any former member, manager, officer, director, employee, or agent, to the full extent permitted by law.

IN WITNESS WHEREOF, the undersigned, as an authorized representative of the Company and the Members, has signed these Articles of Organization on this 6th day of December, 2021.

In accordance with section 605.0205(3), Florida Statutes, the execution of this document constitutes an affirmation under the penalties of perjury that the facts stated herein are true.



Aaron M. Thomas, as Authorized Representative

ARTICLES OF ORGANIZATION OF JV HIME'S AVE LLC

ACCEPTANCE BY REGISTERED AGENT

Having been named as Registered Agent and to accept service of process for the above stated limited liability company, the undersigned hereby accepts the appointment as Registered Agent and agrees to act in this capacity. The undersigned further agrees to comply with the provisions of all statutes relating to the proper and complete performance of its duties, and is familiar with and accepts the obligations of its position as Registered Agent as provided in Chapter 605, Florida Statutes.



Joseph Varner

STATE OF FLORIDA

COUNTY OF Manatee

On December 10th, 2021, Joseph Varner, designated above as the individual who shall serve as this company's Registered Agent, ☒ who is personally known to me or ☐ who produced _____ as identification, personally appeared before me by means of ☒ physical presence or ☐ online notarization, and signed these Articles of Organization.



Notary Public, State of Florida

