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Division of Corporations

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FLORIDA LIMITED LIABILITY CO.

The Cuthbert Grove, LLC

Certificate of Status	0
Certified Copy	0
Page Count	02
Estimated Charge	\$125.00

2022 OCT 24 PM 12:17

22 OCT 24 PM 12:35
FALLASSIST, LLC

**ARTICLES OF ORGANIZATION
OF
THE CUTHBERT GROVE, LLC**

These Articles of Organization are submitted for the purpose of forming a limited liability company pursuant to the Florida Revised Limited Liability Company Act, Chapter 605, Florida Statutes, as the same may from time to time be amended, superseded or replaced (the "Act").

ARTICLE I - NAME

The name of this limited liability company (the "Company") is The Cuthbert Grove, LLC.

ARTICLE II - ADDRESS

The initial address of the principal office and the mailing address of the Company is 1840 Highland Drive, Fernandina Beach, Florida 32034.

ARTICLE III - INITIAL REGISTERED OFFICE AND AGENT

The street address of the initial registered office of the Company is 960185 Gateway Blvd, Suite 203 and the name of its initial registered agent at such address is Rogers Towers, P.A., C/O Jon C. Lasserre, Esq.

ARTICLE IV - MANAGEMENT OF THE COMPANY

The Company is to be managed by one or more managers and is, therefore, a manager-managed company. The initial manager of the Company John W. Vonnoh, Sr..

ARTICLE V - LIMITED LIABILITY

Except as otherwise expressly provided by the Act, no member, manager, officer, agent or employee of the Company shall be personally liable for the debts, obligations or liabilities of the Company, whether arising in contract, tort or otherwise, or for the acts or omissions of any other member, manager, officer, agent or employee of the Company.

IN WITNESS WHEREOF, the undersigned, being an authorized representative of the Member of the Company, has executed these Articles of Organization this 20th day of October 2022. 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.


By: Jon C. Lasserre, Esq.

Its: Authorized Representative

FILED
OCT 24 PM 12:35
CLERK OF DISTRICT COURT
JACKSONVILLE, FLORIDA

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**CERTIFICATE OF DESIGNATION
REGISTERED AGENT/REGISTERED OFFICE**

Pursuant to the provisions of Section 605.0113, Florida Statutes, the below named limited liability company, organized under the laws of the State of Florida, submits the following statement in designating the registered office/registered agent in the State of Florida:

1. The name of the limited liability company is:

THE CUTHBERT GROVE, LLC

2. The name and address of the registered agent and office is:

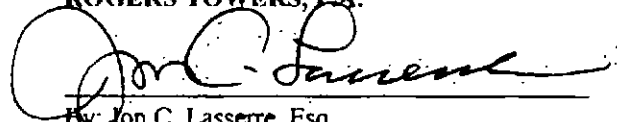
**Rogers Towers, P.A.
C/O Jon C. Lasserre, Esq.
960185 Gateway Blvd., Suite 203
Fernandina Beach, Florida 32034**

HAVING BEEN NAMED AS REGISTERED AGENT AND TO ACCEPT SERVICE OF PROCESS FOR THE ABOVE STATED LIMITED LIABILITY COMPANY AT THE PLACE DESIGNATED IN THIS CERTIFICATE, I HEREBY 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.

Dated: Oct. 20, 2022

Signature of Registered Agent

ROGERS TOWERS, P.A.



By: Jon C. Lasserre, Esq.
Its: Shareholder

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TALLAHASSEE, FLORIDA

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