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(Address)

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(Business Entity Name)

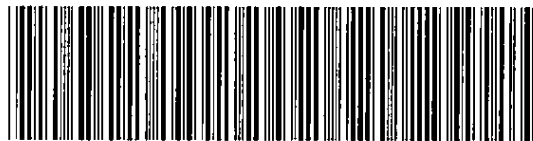
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12/09/2021 01:02:40 PM 4*125.00

2022 DEC -9 AM 11:05

COVER LETTER

TO: New Filing Section
Division of Corporations

SUBJECT: CENTRAL OAKS TOWNHOMES, LLC
Name of Limited Liability Company

The enclosed Articles of Organization and fee(s) are submitted for filing.

Please return all correspondence concerning this matter to the following:

Will Conroy

Name of Person

Backstreets Capital, LLC

Firm/Company

248 Mirror Lake Drive N

Address

St Petersburg, FL 33701

City/State and Zip Code

E-mail address: (to be used for future annual report notification)

For further information concerning this matter, please call:

Will Conroy 727 735-2950
at ()
Name of Person Area Code Daytime Telephone Number

Enclosed is a check for the following amount:

- | | | | |
|---|---|---|---|
| <input checked="" type="checkbox"/> \$125.00 Filing Fee | <input type="checkbox"/> \$130.00 Filing Fee &
Certificate of Status | <input type="checkbox"/> \$155.00 Filing Fee &
Certified Copy
(additional copy is enclosed) | <input type="checkbox"/> \$160.00 Filing Fee,
Certificate of Status &
Certified Copy
(additional copy is enclosed) |
|---|---|---|---|

Mailing Address

New Filing Section
Division of Corporations
P.O. Box 6327
Tallahassee, FL 32314

Street Address

New Filing Section Division
The Centre of Tallahassee
2415 N. Monroe Street, Suite 810
Tallahassee, FL 32303

**ARTICLES OF ORGANIZATION
OF
CENTRAL OAKS TOWNHOMES, LLC**

The undersigned, acting as the organizer of a limited liability company to be formed under the Florida Limited Liability Company Act, as amended (the "Act"), hereby forms a Florida limited liability company (this "Company") pursuant to the Act and hereby sets forth the following Articles of Organization (these "Articles"):

ARTICLE I

Name

The name of this Company shall be: CENTRAL OAKS TOWNHOMES, LLC

ARTICLE II

Place of Business

The principal place of business and mailing address of this Company shall be 248 Mirror Lake Drive N., St. Petersburg, Florida 33701 or such other place or places as may be designated by the manager from time to time.

ARTICLE III

Registered Agent and Office

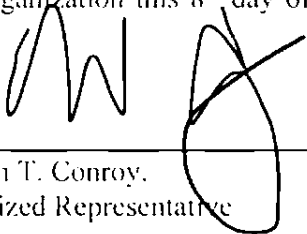
The initial registered agent for this Company shall be Backstreets Capital, LLC and the address of the registered agent for service of process shall be 248 Mirror Lake Drive N., St. Petersburg, Florida 33701.

ARTICLE IV

Management of Business

The Company shall be manager-managed. The initial manager shall be Backstreets Capital, LLC, whose mailing address is 248 Mirror Lake Drive N., St. Petersburg, Florida 33701 and J Square Developers, LLC, whose mailing address is 248 Mirror Lake Drive N., St. Petersburg, Florida 33701.

The undersigned has executed these Articles of Organization this 8th day of December, 2022.



William T. Conroy,
Authorized Representative

Prepared By:

William T. Conroy, Esquire
Johnson, Pope, Bokor, Ruppel & Burns, LLP
490 1st Avenue S., Suite 700
St. Petersburg, Florida 33701
(727) 999-9900
Bar No. 58410

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CERTIFICATE OF DESIGNATION
AND ACCEPTANCE OF REGISTERED AGENT

The undersigned, having been named Registered Agent and designated to accept service of process for the above-stated Company, at 248 Mirror Lake Drive N., St. Petersburg, Florida 33701, 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 hereunder.

Dated this 8th day of December, 2022.

BACKSTREETS CAPITAL, LLC.
a Florida limited liability company

By: _____

William T. Conroy, Manager

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