

9/18/2023 12:55 PM

Division of Corporations

Florida Department of State
Division of Corporations
Electronic Filing Cover Sheet

Note: Please print this page and use it as a cover sheet. Type the fax audit number (shown below) on the top and bottom of all pages of the document.

(((H23000327936 3)))



H230003279363ABC2

Note: DO NOT hit the REFRESH/RELOAD button on your browser from this page. Doing so will generate another cover sheet.

To:

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

From:

Account Name : CONROY, CONROY & DURANT, P.A.
Account Number : I20190000025
Phone : (239)649-5200
Fax Number : (239)649-8140

****Enter the email address for this business entity to be used for future annual report mailings. Enter only one email address please.****

Email Address: filings@naplespropertylaw.com

2023 SEP 18 PM 2:34
TALLAHASSEE, FL
DEPARTMENT OF STATE

FILED

FLORIDA LIMITED LIABILITY CO.
255 Wheeler Road, LLC

Certificate of Status	0
Certified Copy	0
Page Count	05
Estimated Charge	\$125.00

T. MATTHEWS

SEP 19 2023

RECEIVED

2023 SEP 18 PM 2:31

CORPORATIONS

Electronic Filing Menu

Corporate Filing Menu

Help

FILED
(((H23000327936 3)))

2023 SEP 18 PM 2: 34

ARTICLES OF ORGANIZATION
OF
255 WHEELER ROAD, LLC
A FLORIDA LIMITED LIABILITY COMPANY

CLERK OF STATE
TALLAHASSEE, FL

ARTICLE I: NAME AND ADDRESS

The name of the Limited Liability Company is 255 Wheeler Road, LLC, referred to in these Articles of Organization as the "Company."

ARTICLE II: REGISTERED OFFICE AND AGENT

The principal office and mailing address of the Company is 620 Tanglewood Avenue, Sikeston, MO 63801. The Company's Registered Agent is J. Thomas Conroy, III, whose office is located at 2210 Vanderbilt Beach Road, Suite 1201, Naples, FL 34109.

ARTICLE III: DURATION

The Company shall have perpetual duration.

ARTICLE IV: ORGANIZER

The Organizer of the Company is Alan D. Keenan, who is a natural person at least (eighteen) 18 years old.

ARTICLE V: PURPOSE AND POWERS

The Company is organized with a general business purpose, has all powers provided by law and may use those powers to any lawful purpose.

ARTICLE VI: MANAGEMENT

The Company is to be managed by the Managers as further provided in the Company's Operating Agreement. The names and addresses of the Managers are:

Alan D. Keenan
620 Tanglewood Avenue
Sikeston, MO 63801

((H23000327936 3)))

Debra Ann Keenan
620 Tanglewood Avenue
Sikeston, MO 63801

ARTICLE VII: ADMISSION OF NEW MEMBERS

The Company may admit new Members as provided in the Company's Operating Agreement.

ARTICLE VIII: RELATIONSHIP OF ARTICLES OF ORGANIZATION TO
OPERATING AGREEMENT

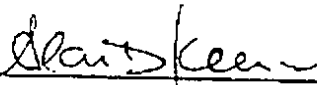
If a provision of these Articles of Organization differs from a provision of the Company's Operating Agreement, then to the extent allowed by law, the Operating Agreement will govern.

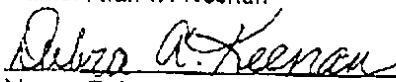
Executed this 18 day of September, 2023.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]

((H23000327936 3))

The undersigned have signed these Articles of Organization on this 18th day of September, 2023.


Name: Alan D. Keenan


Name: Debra Ann Keenan

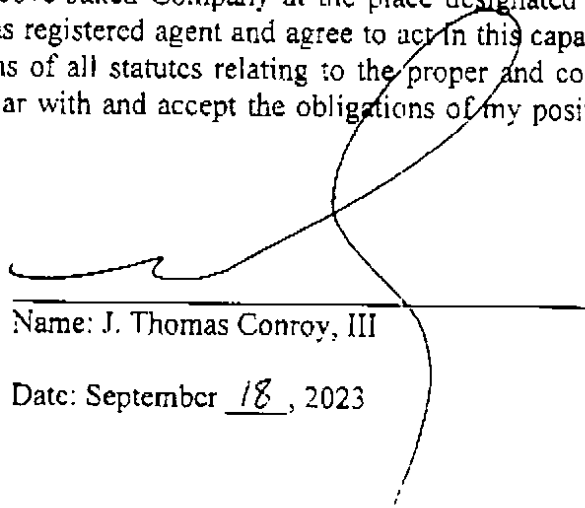
255 Wheeler Road, LLC (H23000327936) ARTICLES OF ORGANIZATION.docx

((H23000327936 3))

(((H23000327936 3)))

**ACCEPTANCE OF DESIGNATION
REGISTERED AGENT/REGISTERED OFFICE**

I, J. Thomas Conroy, III, the undersigned person, having been named as registered agent and to accept service of process for the above-stated Company at the place designated in this statement, 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.


Name: J. Thomas Conroy, IIIDate: September 18, 2023