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(Requestor's Name)

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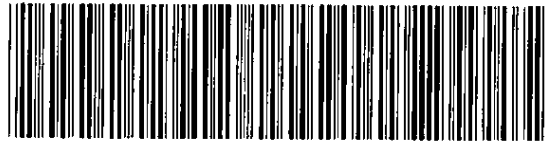
(Business Entity Name)

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TWELFTH TERRACE, LLC

Signature _____

Requested by: BA

1/09/23

Name _____

Date _____

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Walk-In _____

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____ Art of Inc. File _____
____ LTD Partnership File _____
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✓ ____ L.C. File _____
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____ Driving Record _____
____ UCC I or 3 File _____
____ UCC II Search _____
____ UCC II Retrieval _____
____ Courier _____

ARTICLES OF ORGANIZATION
OF

TWELFTH TERRACE, LLC

AGREEMENT made as of the 20 day of October, 2023, by **THOMAS BART
BERGER BENTON and KATHLEEN DUGGAN BENTON**, (hereinafter the Members);

NOW THEREFORE, it is mutually agreed as follows:

**ARTICLE I
FORMATION OF LIMITED LIABILITY COMPANY**

The Members hereby create a limited liability company (the "LLC") under Chapter 605, Florida Statutes, the laws of the State of Florida (the "Act") for the purposes described in Article III below.

**ARTICLE II
NAME**

The name of the LLC shall be **TWELFTH TERRACE, LLC**, or such other name selected by the Members as may be acceptable to the appropriate recording official of the State of Florida.

11/15/23

ARTICLE III
PURPOSES AND POWERS

The LLC is organized for the purpose of any legal and lawful purposed for which a limited liability company may be organized pursuant to the Act. The LLC shall have all the powers granted to a limited liability company under the laws of the State of Florida.

Nothing herein contained shall be deemed or construed as authorizing or permitting, or purporting to authorize or permit the LLC to carry on any business, exercise any power, or do any act which a limited liability company may not, under the laws of the State of Florida, lawfully carry on, exercise, or do.

ARTICLE IV
PRINCIPAL PLACE OF BUSINESS

The mailing address of the principal office of the LLC shall be 3661 NW 23rd Avenue, Gainesville, FL 32605, and the street address of the principal office of the LLC shall be 3661 NW 23rd Avenue, Gainesville, FL 32605, or at such other location as may be agreed in writing by the Members.

ARTICLE V

DURATION

This Agreement shall become effective on the date hereof, and the LLC shall have perpetual existence.

ARTICLE VI

LIMITED LIABILITY COMPANY POWERS

All the LLC powers shall be exercised by or under the authority of, and the business and affairs of this LLC shall be managed under the direction of the Managers of this LLC.

ARTICLE VII

MANAGEMENT

The LLC is to be managed by Managers, and is, therefore, a manager-managed company. The names and addresses of such Managers who are to serve as Managers are:

<u>NAME</u>	<u>ADDRESS</u>
THOMAS BART BERGER BENTON	3661 NW 23rd Avenue Gainesville, FL 32605
KATHLEEN DUGGAN BENTON	3641 NW 23rd Place Gainesville, FL 32605

ARTICLE VIII

INITIAL REGISTERED OFFICE AND REGISTERED AGENT

The address of the initial registered office of the LLC is 3661 NW 23rd Avenue, City of Gainesville, County of Alachua, State of Florida 32605, and the name of its initial registered agent at such address is **THOMAS BART BERGER BENTON**.

The undersigned, being the original Members of the LLC, hereby certify that the foregoing constitutes the proposed Articles of Organization of **TWELFTH TERRACE, LLC, a Florida limited liability company**.

IN WITNESS WHEREOF, we have signed these Articles of Organization and acknowledge them to be our act this 20 day of October, 2023.

DB
THOMAS BART BERGER BENTON

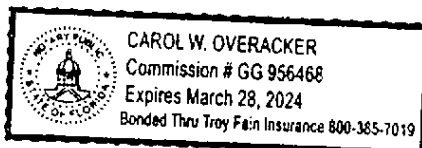
Kathleen Duggan Benton
KATHLEEN DUGGAN BENTON

Members

STATE OF FLORIDA
COUNTY OF ALACHUA

The foregoing instrument was acknowledged before me this 20 day of October, 2023, by **THOMAS BART BERGER BENTON** by means of [x] **physical presence or [] online notarization**. Said person (check one): ☒ is personally known to me to be the person described herein. ☐ produced a driver's license as identification (issued by a state of the United States within the last five years) as identification, or ☐ produced other identification, to wit: _____.

WITNESS my hand and official seal in the County and State last aforesaid this 20 day of October, 2023.



Carol W. Overacker
Notary Public
Printed Name: _____
Commission No.: _____

STATE OF FLORIDA
COUNTY OF ALACHUA

The foregoing instrument was acknowledged before me this 20 day of Oct, 2023, by **KATHLEEN DUGGAN BENTON** by means of ☒ **physical presence or** ☐ **online notarization**. Said person (check one): ☒ is personally known to me to be the person described herein. ☐ produced a driver's license as identification (issued by a state of the United States within the last five years) as identification, or ☐ produced other identification, to wit: _____.

WITNESS my hand and official seal in the County and State last aforesaid this 20 day of Oct, 2023.



Carol W. Overacker
Notary Public
Printed Name: _____
Commission No.: _____

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

Pursuant to the provisions of Chapter 605, Florida Statutes, the undersigned Limited Liability Company 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 **TWELFTH TERRACE, LLC.**
- (2) The name and address of the registered agent and office is **THOMAS BART BERGER BENTON**, 3661 NW 23RD Avenue, Gainesville, FL 32605.

Having been named as registered agent and to accept service of process for the above-named 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, 2023.



THOMAS BART BERGER BENTON
Registered Agent

2023 OCT 20 1:55