

L24000471113

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

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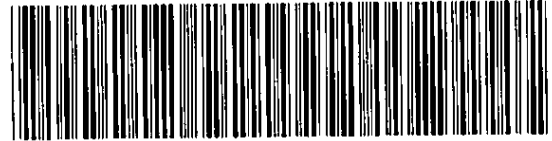
(Business Entity Name)

(Document Number)

Certified Copies _____ Certificates of Status _____

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CT CORP
(850) 656- 4724
3458 lakesore Drive
Tallahassee, FL 32312

Date: 11/07/2024

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Name:	OCEAN COAST REALTY, LLC
Document #:	
Order #:	15959985

Certified Copy of Arts & Amend:	<input type="checkbox"/>		
Plain Copy:	<input type="checkbox"/>		
Certificate of Good Standing:	<input type="checkbox"/>		
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Amount: \$ **155.00**

Thank you!

COVER LETTER

TO: New Filing Section
Division of Corporations

SUBJECT: OCEAN COAST REALTY, LLC

(Name of Resulting Florida Limited Company)

The enclosed Articles of Conversion, Articles of Organization, and fees are submitted to convert an "Other Business Entity" into a "Florida Limited Liability Company" in accordance with s. 605.1045, F.S.

Please return all correspondence concerning this matter to:

JULIE-ANNA DUCEY

(Contact Person)

ROGERS TOWERS, P.A.

(Firm/Company)

1301 RIVERPLACE BLVD, STE 1500

(Address)

JACKSONVILLE, FL 32207

(City, State and Zip Code)

JDUCEY@RTLAW.COM

E-mail Address: (to be used for future annual report notifications)

For further information concerning this matter, please call:

JULIE-ANNA DUCEY

at (904)

346-5525

(Name of Contact Person)

(Area Code)

(Daytime Telephone Number)

Enclosed is a check for the following amount: (All checks processed by this office must be payable in US dollars and drawn on a bank located in the United States)

☐ \$150.00 Filing Fees
(\$25 for Conversion
& \$125 for Articles
of Organization)

☒ \$155.00 Filing Fees
and Certificate of
Status

☐ \$180.00 Filing Fees
and Certified Copy

☐ \$185.00 Filing Fees,
Certified Copy, and
Certificate of Status

Mailing Address:

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

Street Address:

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

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**ARTICLES OF CONVERSION
OF
OCEAN COAST REALTY, INC.
INTO
OCEAN COAST REALTY, LLC**

Pursuant to Section 605.1045 and Section 607.11933, Florida Statutes, the undersigned converting entity files these Articles of Conversion for the purpose of converting **OCEAN COAST REALTY, INC.**, a Florida corporation, into **OCEAN COAST REALTY, LLC**, a Florida limited liability company.

1. Converting Entity. Ocean Coast Realty, Inc., a Florida corporation (the "Other Business Entity") was formed on February 9, 2004 by the filing of Articles of Incorporation (P04000027392) with the State of Florida, pursuant to Chapter 607, Florida Statutes. The Other Business Entity has been converted into a Florida limited liability company (the "Conversion").

2. Converted Entity.

Name	Jurisdiction	Form of Entity
OCEAN COAST REALTY, LLC	Florida	Limited Liability Company

3. The Conversion was approved by OCEAN COAST REALTY, INC. as required by (i) the Florida Business Corporation Act and (ii) the Florida Revised Limited Liability Company Act.

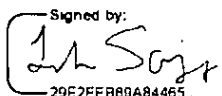
4. The Converted Entity has agreed to pay any members having appraisal rights the amount to which such members are entitled under Sections 605.1006 and 605.1061 – 605.1072, Florida Statutes.

5. The Articles of Organization of OCEAN COAST REALTY, LLC are attached hereto as Exhibit A.

6. The Conversion shall become effective upon the filing of the Articles of Conversion in the office of the Secretary of State of the State of Florida.

IN WITNESS WHEREOF, OCEAN COAST REALTY, INC. has caused these Articles of Conversion to be signed in its name as of the 11/6/2024 day of November, 2024.

OCEAN COAST REALTY, INC.

Signed by:

 29E2FEB89A84465
 By: Tishia Enders Sargis
 Its: President

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 FLORIDA

Exhibit A
Articles of Organization
(See Attached)

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**COUNTY OF STATE
TALLAHASSEE, FL**

**ARTICLES OF ORGANIZATION
OF
OCEAN COAST REALTY, 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 (the "Act"), as the same may from time to time be amended, superseded or replaced.

ARTICLE I- NAME

The name of this limited liability company (the "Company") is Ocean Coast Realty, LLC.

ARTICLE II – ADDRESS

The mailing address and address of the principal office of the Company is 5575 A1A South, Unit 110, St. Augustine, Florida 32080.

ARTICLE III - INITIAL REGISTERED OFFICE AND AGENT

The street address of the initial registered office of the Company is 5575 A1A South, Unit 110, St. Augustine, Florida 32080, and the name of its registered agent at such address is Tishia Enders Sargis.

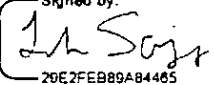
ARTICLE IV – MANAGEMENT OF THE COMPANY

The Company is to be managed by one or more managers and is, therefore, a manager-managed company. The initial Manager and Authorized Representative of the Company is Tishia Enders Sargis.

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 Company, has executed these Articles of Organization this 11/6/2024 day of November, 2024. 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.

Signed by:

20E2FEB89A84465
Tishia Enders Sargis
Authorized Representative

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CLERK OF STATE
TALLAHASSEE, FL

**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:

Ocean Coast Realty, LLC

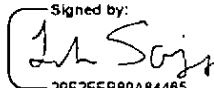
2. The name and address of the registered agent and office are:

**Tishia Enders Sargis
5575 A1A South
Unit 110
St. Augustine, FL 32080**

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: November 11/6/2024, 2024

Signature of Registered Agent

Signed by:

29E2FEB89A84485
Tishia Enders Sargis

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