

**Electronic Articles of Organization
For
Florida Limited Liability Company**

**L24000510090
FILED 8:00 AM
December 09, 2024
Sec. Of State
dsultana**

Article I

The name of the Limited Liability Company is:

BONITA BEACH TOPANGA, LLC

Article II

The street address of the principal office of the Limited Liability Company is:

175 TOPANGA DRIVE
BONITA SPRINGS, FL. US 34134

The mailing address of the Limited Liability Company is:

1020 LANDS END WAY
JUPITER, FL. US 33458

Article III

Other provisions, if any:

ESTABLISH LLC FOR 175 TOPANGA TO SERVE AS A RENTAL PROPERTY
WITH NICOLE AND JUSTIN KEPPY AS EQUAL OWNERS OF THE ASSETS
AND FUTURE REVENUES.

Article IV

The name and Florida street address of the registered agent is:

JUSTIN KEPPY
1020 LANDS END WAY
JUPITER, FL. 33458

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.

Registered Agent Signature: JUSTIN KEPPY

Article V

The name and address of person(s) authorized to manage LLC:

Title: AP
JUSTIN R KEPPY
1020 LANDS END WAY
JUPITER, FL. 33458 US

Title: AP
NICOLE L KEPPY
1020 LANDS END WAY
JUPITER, FL. 33458 US

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Article VI

The effective date for this Limited Liability Company shall be:

01/01/2025

Signature of member or an authorized representative

Electronic Signature: JUSTIN KEPPY

I am the member or authorized representative submitting these Articles of Organization and affirm that the facts stated herein are true. I am aware that false information submitted in a document to the Department of State constitutes a third degree felony as provided for in s.817.155, F.S. I understand the requirement to file an annual report between January 1st and May 1st in the calendar year following formation of the LLC and every year thereafter to maintain "active" status.