

12/11/24, 2:39 PM

# L24000515001

Division of Corporations  
Florida Department of  
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.

((H24000407987 3)))



H240004079873ABC8

**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 : GREENSPOON MARDER, P.A.  
Account Number : 076064003722  
Phone : (888)491-1120  
Fax Number : (954)333-2132

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

Email Address: cassie.vargas@gmail.com

## FLORIDA LIMITED LIABILITY CO.

### Kensington Lakes LLC

Certificate of Status	0
Certified Copy	0
Page Count	03
Estimated Charge	\$125.00

RECEIVED

2024 DEC 11 PM 4:42

FLORIDA  
DEPARTMENT  
OF  
CORPORATIONS  
ELECTRONIC  
FILING

2024 DEC 11 PM 5:15

RECEIVED  
FLORIDA  
DEPARTMENT  
OF  
CORPORATIONS  
ELECTRONIC  
FILING

[Electronic Filing Menu](#)

[Corporate Filing Menu](#)

[Help](#)

H24000407987 3

**ARTICLES OF ORGANIZATION  
OF  
KENSINGTON LAKES LLC**

The undersigned, for the purpose of forming a limited liability company under the Florida Revised Limited Liability Company Act, Florida Statutes Chapter 605, as amended, hereby makes, acknowledges and files the following Articles of Organization.

**ARTICLE I — Name:**

The name of the Limited Liability Company is Kensington Lakes LLC.

**ARTICLE II — Address:**

The mailing address and street address of the principal office of the Limited Liability Company is 4226 Stacey Road West, Jacksonville Beach, FL 32250.

**ARTICLE III — Duration:**

The period of duration for the Limited Liability Company shall begin with the filing of these Articles with the Florida Department of State, and shall exist perpetually, unless sooner dissolved in accordance with the Operating Agreement of the Limited Liability Company or Florida law.

**ARTICLE IV — Registered Agent:**

The name and street address of the initial registered agent for this Limited Liability Company is Alan B. Cohn, Greenspoon Marder LLP, 200 East Broward Blvd, Suite 1800, Fort Lauderdale, Florida 33301.

**ARTICLE V — Management:**

The Limited Liability Company is to be managed by managers and the names and addresses of the initial managers who are to serve as managers are:

Casilda I. Vargas Flaherty  
4226 Stacey Road West  
Jacksonville Beach, FL 32250

The managers of this Limited Liability Company: (i) may be replaced by the members, and (ii) shall be elected by the members.

**ARTICLE VI — Effective Date**

The effective date of this filing shall be January 1, 2025.

H24000407987 3

Whereof, the undersigned has executed these Articles this 11th day of December 2024.

/s/Alan B. Cohn

Alan B. Cohn, Esq.

Authorized Representative of Member

2024 DEC 11 PM 5:16  
REBECCA MUZYCHKA

H24000407987 3

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

PURSUANT TO THE PROVISIONS OF SECTION 605.0113, 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: Kensington Lakes LLC
  
2. The name and address of the registered agent and office is:

Greenspoon Marder LLP (the "Firm")  
200 E. Broward Blvd., Suite 1800  
Fort Lauderdale, FL 33301

*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, the Firm hereby accepts the appointment as registered agent and agree to act in this capacity. The Firm further agrees to comply with the provisions of all statutes relating to the proper and complete performance of my duties, and the Firm is familiar with and accept the obligations of its position as registered agent.*

/s/Alan B. Cohn

Alan B. Cohn, Esq., For the Firm

(Signature)

December 11, 2024

Date \_\_\_\_\_

er 11, 2024  
Date 11 DEC 5:16 PM 2024