

PRC

TRM

TXB

Parcel ID: 3947700059
Ownership: SPCA PROPERTY CO LLC
Owner Type: CORPORATION
Mailing Address: SPCA PROPERTY CO LLC, 5516 21ST AVE W, BRADENTON FL 34209
Address:

Situs Address: [5516 21ST AVE W, BRADENTON, FL 34209](#) Go to Situs Address details on [www.google.com](#) in a new tab
Jurisdiction: [UNINCORPORATED MANATEE COUNTY](#) Go to Jurisdiction details on [www.mymanatee.org](#) in a new tab
Tax District: 0001; UNINCORPORATED MSTU
Sec/Twp/Rge: 32-34S-17E
Neighborhood: 7003; BRADENTON-SOUTH OF RIVER, WEST OF I-75
Subdivision: 3946900; WYMAN & BAUM CONTINUED; LOT 25; [PB 1/167](#) Go to Subdivision details on [records.manateeclerk.com](#) in a new tab
Short Description: LOTS 25,26,31,32, LESS RD R/W TO CITY OF BRADENTON SUB OF SE1/4 WYMAN & BAUM SUB; LESS INST#202241034884 DESC AS FOLLOWS: THAT CERTAIN PARCEL OF LAND LYING WITHIN SEC 32,
FEMA Value: \$419,715 as of January 1, 2026
Zoning/Flood Info: [View this parcel on Manatee County's website](#) Go to Zoning Flood Info details on [www.mymanatee.org](#) in a new tab

SLS

EXM

BUS

ADR

INS

▲ Sale Date ▼	Book / Page Instrument ▲ ▼	Instrument Type ▲ ▼	Vacant / Improved ▲ ▼	Qualification Code ▲ ▼	Sale Price ▲ ▼
05/30/2025	202541141452	SW	🏡 I	11	10 SP

Links in this column go to records.manateeclerk.com and open in a new tab.

MAP

OBL

EST

PIC

SKE

BEV

GSV

VAL		LND		BLD		FEA		PER	
▲ January 1 Tax Year ▼	Homestead Exemption ▲ ▼	Land Value ▲ ▼	Improvements Value ▲ ▼	Just/Market Value ▲ ▼	Non-School Assessed Value ▲ ▼	School Assessed Value ▲ ▼	County Taxable Value ▲ ▼	School Taxable Value ▲ ▼	Municipality Taxable Value
2026	No	2,905,122	356,758	3,261,880	3,261,880	3,261,880			
2025	No	2,905,122	356,758	3,261,880	3,261,880	3,261,880			
2024	No	2,913,405	366,147	3,279,552	3,279,552	3,279,552			
2023	No	2,913,405	366,147	3,279,552	3,279,552	3,279,552			
2022	No	2,716,800	370,868	3,087,668	1,395,161	3,087,668			

500 ft

12/13/24-01/25/25

L25000154044

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

☐ PICK-UP

☐ WAIT

☐ MAIL

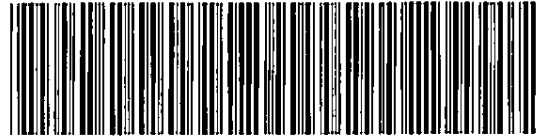
(Business Entity Name)

(Document Number)

Certified Copies _____ Certificates of Status _____

Special Instructions to Filing Officer:

Office Use Only



100447435801

FILED

2025 APR -8 AM 9:47

ALLIANCE STATE
FILING SYSTEM

RECEIVED

2025 APR -8 PM 4:27

ALLIANCE STATE
FILING SYSTEM

CAPITAL CONNECTION, INC.

417 E. Virginia Street, Suite 1 • Tallahassee, Florida 32301
(850) 224-8870 • 1-800-342-8062 • Fax (850) 222-1222

SPCA PROPERTY CO, LLC.

Please Debit FCA000000003 For: 125

Thank you Seth Neeley



Signature

Requested by:

Name _____ Date _____ Time _____

Walk-In _____ Will Pick Up _____

_____ Art of Inc. File _____
_____ LTD Partnership File _____
_____ Foreign Corp. File _____
_____ L.C. File _____
_____ Fictitious Name File _____
_____ Trade/Service Mark _____
_____ Merger File _____
_____ Art. of Amend. File _____
_____ RA Resignation _____
_____ Dissolution / Withdrawal _____
_____ Annual Report / Reinstatement _____
_____ Cert. Copy _____
_____ Photo Copy _____
_____ Certificate of Good Standing _____
_____ Certificate of Status _____
_____ Certificate of Fictitious Name _____
_____ Corp Record Search _____
_____ Officer Search _____
_____ Fictitious Search _____
_____ Fictitious Owner Search _____
_____ Vehicle Search _____
_____ Driving Record _____
_____ UCC 1 or 3 File _____
_____ UCC 11 Search _____
_____ UCC 11 Retrieval _____
_____ Courier _____

2025 APR -8 AM 9:47

FILED

**ARTICLES OF ORGANIZATION FOR
FLORIDA LIMITED LIABILITY COMPANY
SPCA PROPERTY CO, LLC**

ARTICLE I - NAME

The name of the limited liability company is **SPCA PROPERTY CO, LLC**.

ARTICLE II - ADDRESS

The mailing address of the principal office of the limited liability company is 5516 21st Ave W., Bradenton, Florida 34209. The street address of the principal office of the limited liability company is 5516 21st Ave W., Bradenton, Florida 34209.

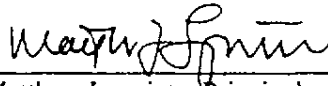
**ARTICLE III - REGISTERED AGENT, REGISTERED OFFICE AND
REGISTERED AGENT'S ACCEPTANCE**

The name and address of the registered agent and office is:

Blalock Walters, P.A.
802 11th Street West
Bradenton, Florida 34205

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 undersigned hereby accepts the appointment as registered agent and agrees to act in this capacity. The undersigned further agrees to comply with the provisions of all statutes relative to the proper and complete performance of such duties, and is familiar with and accepts the obligations of the position as registered agent as provided for in Chapter 605, Florida Statutes.

Blalock Walters, P.A., a professional corporation

By: 
Matthew Lapointe, Principal

ARTICLE IV - MANAGEMENT

The limited liability company is to be member-managed. The Managing Member is SOCIETY FOR THE PREVENTION OF CRUELTY TO ANIMALS OF MANATEE COUNTY, FLORIDA, INC. The manager's address is 5516 21st Ave W., Bradenton, Florida 34209.

The undersigned, an authorized representative of a member, executes these Articles of Organization in accordance with Section 605.0203(1)(b), Florida Statutes, and verifies, subject to penalties of perjury, the statements contained herein are true, this April 8, 2025.


Matthew Lapointe, authorized representative

2026 FLORIDA LIMITED LIABILITY COMPANY ANNUAL REPORT

DOCUMENT# L25000154044

Entity Name: SPCA PROPERTY CO, LLC

Current Principal Place of Business:

1101 6TH AVENUE WEST
STUIE 218
BRADENTON, FL 34205

Current Mailing Address:

PO BOX 1100
BRADENTON, FL 34206 US

FEI Number: NOT APPLICABLE

Certificate of Status Desired: No

Name and Address of Current Registered Agent:

BLALOCK WALTERS, P.A.
802 11TH STREET WEST
BRADENTON, FL 34205 US

The above named entity submits this statement for the purpose of changing its registered office or registered agent, or both, in the State of Florida.

SIGNATURE:

Electronic Signature of Registered Agent

Date

Authorized Person(s) Detail :

Title MMBR
Name THE MARY PARKER FOUNDATION
Address PO BOX 1100
City-State-Zip: BRADENTON FL 34206

I hereby certify that the information indicated on this report or supplemental report is true and accurate and that my electronic signature shall have the same legal effect as if made under oath; that I am a managing member or manager of the limited liability company or the receiver or trustee empowered to execute this report as required by Chapter 605, Florida Statutes; and that my name appears above, or on an attachment with all other like empowered.

SIGNATURE: WENDY DEMING

CEO

04/08/2026

Electronic Signature of Signing Authorized Person(s) Detail

Date

Prepared by and Return to:

Max E. Kurkin, Esq.
Blalock Walters, P.A.
802 11th Street West
Bradenton, Florida 34205
File: 5482.001

DOCUMENTARY STAMPS IN
THE AMOUNT OF \$0.70
ARE AFFIXED HERETO.

This instrument and conveyance represents a transfer of unencumbered real property for which no consideration has been paid, and therefore, only nominal documentary stamp tax is due thereon.

SPECIAL WARRANTY DEED

This Special Warranty Deed made this 1st day of June, 2025, by and between **The Society for the Prevention of Cruelty to Animals of Manatee County, Florida, Inc., a Florida not-for-profit corporation**, whose address is 5516 21st Ave. W, Bradenton, Florida, hereinafter called the **"Grantor"**, and **SPCA Property CO, LLC, a Florida limited liability company**, whose address is 5516 21st Ave. W, Bradenton, Florida, hereinafter called the **"Grantee"**, for the Grantor's undivided interest in the property described below:

(Whenever used herein the term "Grantor" and "Grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations, trusts, and trustees).

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, alienates, remises, releases, conveys, and confirms unto the Grantee, all of Grantor's interest in the following described property situate in Manatee County, Florida (the "Property") to wit:

The Northwest 1/4 of the Southeast 1/4 of Section 32, Township 34 South, Range 17 East, Manatee County, Florida.

LESS AND EXCEPT that portion described in Special Warranty Deed recorded in Official Records Instrument No. 202241034884, corrected in Official Records Instrument No. 202241095437, of the Public Records of Manatee County, Florida.

Parcel ID: 3947700059

SUBJECT TO taxes (if any) for the year 2025 and subsequent years, and zoning and other prohibitions and regulations imposed by governmental authorities, and valid reservations, restrictions, and easements of record.

TOGETHER with all the tenements, hereditaments, and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD the same in fee simple forever.

AND the Grantor does hereby covenant with the Grantee that at the time of the delivery of this deed, the Property is free and clear from all encumbrances made by the Grantor except the above noted, and that the Grantor will warrant and defend the same against all lawful claims and demands of all persons claiming by, through, or under the Grantor, but against none other.

**THIS DOCUMENT PREPARED WITHOUT EXAMINATION OF TITLE AND WITHOUT
ISSUANCE OF A POLICY OF TITLE INSURANCE.**

IN WITNESS WHEREOF, the Grantor has signed and sealed these presents the day and year first
above written.

Signed, sealed, and delivered in our presence:

Witness 1: Sarah Orendorff

Print Name: Sarah Orendorff

Address: 802 11th St. W.
Bradenton, FL 34205

Witness 2: Matthew J. Lapointe

Print Name: Matthew J. Lapointe

Address: 802 11th St. W.
Bradenton, FL 34205

**Society for the Prevention of Cruelty to
Animals of Manatee County, Florida, Inc.,
a Florida not-for-profit corporation**

By: Burdette R. Parent, Jr.
Burdette R. Parent, Jr., President

STATE OF FLORIDA
COUNTY OF MANATEE

The foregoing instrument was acknowledged before me, by means of ☐ physical presence or ☐
online notarization, this 30th day of May, 2025, by Burdette R. Parent, Jr., as President of the
Society for the Prevention of Cruelty to Animals of Manatee County, Florida, Inc., a Florida not-for-profit
corporation, d/b/a Edward E and Lillian Bishop Animal Shelter, on behalf of the corporation,

☒ who is personally known to me,

☐ who has produced _____ as identification.

My Commission Expires: 07/27/2025



Eileen M. Pennington
Signature
Eileen M. Pennington
Print Name

NOTARY PUBLIC - STATE OF FLORIDA

L25000154044

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

☐ PICK-UP

☐ WAIT

☐ MAIL

(Business Entity Name)

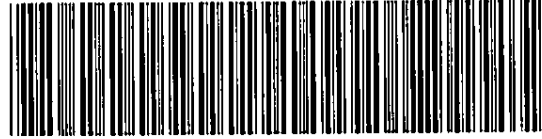
(Document Number)

Certified Copies _____ Certificates of Status _____

Special Instructions to Filing Officer:

J. HORNE
MAY 19 2026

Office Use Only



300474486983

FILED

2026 MAY 18 PM 2:18

SECRETARY OF STATE
TALLAHASSEE, FL

RECEIVED

2026 MAY 18 PM 3:49

SECRETARY OF STATE
TALLAHASSEE, FL

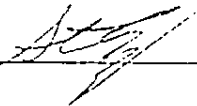
CAPITAL CONNECTION, INC.

417 E. Virginia Street, Suite 1 • Tallahassee, Florida 32301
(850) 224-8870 • 1-800-342-8062 • Fax (850) 222-1222

SPCA PROPERTY CO, LLC

Please Debit FCA000000003 For: 25

Thank you Seth Neeley



- ____ Art of Inc. File _____
- ____ LTD Partnership File _____
- ____ Foreign Corp. File _____
- ____ L.C. File _____
- ____ Fictitious Name File _____
- ____ Trade/Service Mark _____
- ____ Merger File _____
- ☒ Art. of Amend. File _____
- ____ RA Resignation _____
- ____ Dissolution / Withdrawal _____
- ____ Annual Report / Reinstatement _____
- ____ Cert. Copy _____
- ☒ Photo Copy _____
- ____ Certificate of Good Standing _____
- ____ Certificate of Status _____
- ____ Certificate of Fictitious Name _____
- ____ Corp Record Search _____
- ____ Officer Search _____
- ____ Fictitious Search _____
- ____ Fictitious Owner Search _____
- ____ Vehicle Search _____
- ____ Driving Record _____
- ____ UCC 1 or 3 File _____
- ____ UCC 11 Search _____
- ____ UCC 11 Retrieval _____
- ____ Courier _____

Signature

Requested by:

Name _____ Date _____ Time _____

Walk-In _____ Will Pick Up _____

COVER LETTER

**TO: Registration Section
Division of Corporations**

SUBJECT: SPCA Property Co, LLC

Name of Limited Liability Company

The enclosed Articles of Amendment and fee(s) are submitted for filing.

Please return all correspondence concerning this matter to the following:

Matthew J. Lapointe, Esq.

Name of Person

Blalock Walters, P.A.

Firm/Company

802 11th St W

Address

Bradenton, FL 34205

City/State and Zip Code

epennington@blalockwalters.com

E-mail address: (to be used for future annual report notification)

For further information concerning this matter, please call:

Matthew J. Lapointe

941

748-0100

at (____) _____

Name of Person

Area Code

Daytime Telephone Number

Enclosed is a check for the following amount:

☒ \$25.00 Filing Fee

☐ \$30.00 Filing Fee &
Certificate of Status

☒ \$55.00 Filing Fee &
Certified Copy
(additional copy is enclosed)

☐ \$60.00 Filing Fee,
Certificate of Status &
Certified Copy
(additional copy is enclosed)

Mailing Address:

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

Street Address:

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

**ARTICLES OF AMENDMENT
TO
ARTICLES OF ORGANIZATION
OF**

SPCA Property Co, LLC

(Name of the Limited Liability Company as it now appears on our records.)
(A Florida Limited Liability Company)

The Articles of Organization for this Limited Liability Company were filed on _____ and assigned Florida document number L25000154044.

This amendment is submitted to amend the following:

A. If amending name, enter the new name of the limited liability company here:

The new name must be distinguishable and contain the words "Limited Liability Company," the designation "LLC" or the abbreviation "L.L.C."

Enter new principal offices address, if applicable:

1101 6th Avenue West, Suite 218

(Principal office address MUST BE A STREET ADDRESS)

Bradenton, FL 34205

Enter new mailing address, if applicable:

PO Box 1100

(Mailing address MAY BE A POST OFFICE BOX)

Bradenton, FL 34206

B. If amending the registered agent and/or registered office address on our records, enter the name of the new registered agent and/or the new registered office address here:

Name of New Registered Agent:

New Registered Office Address:

Enter Florida street address

_____, **Florida**
City Zip Code

New Registered Agent's Signature, if changing Registered Agent:

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 relative to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as registered agent as provided for in Chapter 605, F.S. Or, if this document is being filed to merely reflect a change in the registered office address, I hereby confirm that the limited liability company has been notified in writing of this change.

If Changing Registered Agent, Signature of New Registered Agent

If amending Authorized Person(s) authorized to manage, enter the title, name, and address of each person being added or removed from our records:

MGR = Manager

AMBR = Authorized Member

<u>Title</u>	<u>Name</u>	<u>Address</u>	<u>Type of Action</u>
MGR	Robert G. Blalock	1101 6th Avenue West, Suite 218	☒ Add
		Bradenton, FL 34205	☐ Remove
			☐ Change
MGR	Burdette R. Parent, Jr.	1101 6th Avenue West, Suite 218	☒ Add
		Bradenton, FL 34205	☐ Remove
			☐ Change
MGR	Mary L. Ruiz	1101 6th Avenue West, Suite 218	☒ Add
		Bradenton, FL 34205	☐ Remove
			☐ Change
MGR	Mary E. Jarrell	1101 6th Avenue West, Suite 218	☒ Add
		Bradenton, FL 34205	☐ Remove
			☐ Change
MGR	Barbara M. Jennings	1101 6th Avenue West, Suite 218	☒ Add
		Bradenton, FL 34205	☐ Remove
			☐ Change
			☐ Add
			☐ Remove
			☐ Change

D. If amending any other information, enter change(s) here: *(Attach additional sheets, if necessary)*

ARTICLE IV is hereby deleted and the following is inserted in its place.

ARTICLE IV - MANAGEMENT

The limited liability company is to be manager-managed. As of the date of this Amendment, the Managers are Robert G. Blalock, Burdette R. Parent, Jr., Mary L. Ruiz, Mary E. Jarrell, and Barbara M. Jennings, each of whom maintains a business address at 1101 6th Avenue West, Suite 218, Bradenton, FL 34205.

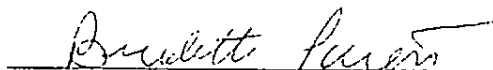
E. Effective date, if other than the date of filing: _____ (optional)

(If an effective date is listed, the date must be specific and cannot be prior to date of filing or more than 90 days after filing.) Pursuant to 605.0207 (3)(b)

Note: If the date inserted in this block does not meet the applicable statutory filing requirements, this date will not be listed as the document's effective date on the Department of State's records.

If the record specifies a delayed effective date, but not an effective time, at 12:01 a.m. on the earlier of: (b) The 90th day after the record is filed.

Dated September 20, 2025



Signature of a member or authorized representative of a member

Burdette R. Parent, Jr., Authorized Representative of the sole Member of the LLC

Typed or printed name of signer

Filing Fee: \$25.00



[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Search by Entity Name](#) /

Detail by Entity Name

Florida Limited Liability Company
SPCA PROPERTY CO, LLC

Filing Information

Document Number	L25000154044
FEI/EIN Number	NONE
Date Filed	04/08/2025
State	FL
Status	ACTIVE
Last Event	LC AMENDMENT
Event Date Filed	05/18/2026
Event Effective Date	NONE

Principal Address

1101 6th Avenue West
SUITE 218
BRADENTON, FL 34205

Changed: 05/18/2026

Mailing Address

PO Box 1100
BRADENTON, FL 34206

Changed: 04/08/2026

Registered Agent Name & Address

BLALOCK WALTERS, P.A.
802 11TH STREET WEST
BRADENTON, FL 34205

Authorized Person(s) Detail

Name & Address

Title MMBR

The Mary Parker Foundation
PO Box 1100
BRADENTON, FL 34206

Title MGR

BLALOCK, ROBERT G.
1101 6th Avenue West
SUITE 218
BRADENTON, FL 34205

Title MGR

PARENT, BURDETTE R., JR.
1101 6th Avenue West
SUITE 218
BRADENTON, FL 34205

Title MGR

RUIZ, MARY L.
1101 6th Avenue West
SUITE 218
BRADENTON, FL 34205

Title MGR

JARRELL, MARY E.
1101 6th Avenue West
SUITE 218
BRADENTON, FL 34205

Title MGR

JENNINGS, BARBARA M.
1101 6th Avenue West
SUITE 218
BRADENTON, FL 34205

Annual Reports

Report Year	Filed Date
2026	04/08/2026

[05/18/2026 -- LC Amendment](#)

[View image in PDF format](#)

[04/08/2026 -- ANNUAL REPORT](#)

[View image in PDF format](#)

[04/08/2025 -- Florida Limited Liability](#)

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