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**FLORIDA LIMITED PARTNERSHIP**

fort lauderdale courtyard i, ltd.

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| Certificate of Status | 0        |
| Certified Copy        | 1        |
| Page Count            | 04       |
| Estimated Charge      | \$140.00 |

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**CERTIFICATE OF LIMITED PARTNERSHIP  
OF  
FORT LAUDERDALE COURTYARD I, LTD.**

④

We, the undersigned, desiring to form a partnership, pursuant to the Florida Revised Uniform Limited Partnership Act, as set forth in Section 620.108, et seq. of Florida Statutes, certify:

1. The name of the Limited Partnership is Fort Lauderdale Courtyard I, Ltd.
2. The character of the business intended to be transacted by the partnership is to directly or indirectly acquire, build, improve, lease, manage, control, own, hold, mortgage or sell or otherwise dispose of real property and personal property related thereto.
3. The location of the Limited Partnership's principal place of business and mailing address is 1065 Kane Concourse, Suite 201, Bay Harbor Islands, Florida 33154.

4. a) The name and place of business of the General Partner is as follows:

| <u>Name</u>                                 | <u>Place of Business</u>                                            |
|---------------------------------------------|---------------------------------------------------------------------|
| Courtyard General Partner, LLC<br>LO2-14933 | 1065 Kane Concourse, Suite 201<br>Bay Harbor Islands, Florida 33154 |

- b) The name and place of business of the Initial Limited Partner is as follows:

| <u>Name</u>                                                     | <u>Place of Business</u>                  |
|-----------------------------------------------------------------|-------------------------------------------|
| Richard Finvarb and Helen Finvarb<br>as tenants by the entirety | 9425 Harding Avenue<br>Surfside, FL 33154 |

5. The term of the Partnership shall commence on August 29, 2002, and shall continue until the close of business on December 31, 2060, unless sooner terminated pursuant to the Partnership Agreement.

6. The Initial Limited Partner shall contribute cash in the amount of Five thousand dollars (\$5,000).

7. Limited Partners may make such additional contributions to the capital of the Partnership as may from time to time be agreed upon by the General Partner and the Limited Partner(s).

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8. The name of the Registered Agent is:

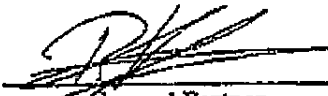
Robert Finvarb  
1065 Kane Concourse, Suite 201,  
Bay Harbor Islands, Florida 33154

9. The Limited Partner(s) shall not be entitled to the return of the Limited Partner(s) capital contribution except by virtue of distributions pursuant to the Partnership Agreement or upon dissolution of the Partnership, as provided in the Partnership Agreement.

10. The right of the Partner(s) to admit additional Limited Partner(s) is as set forth in the Partnership Agreement.

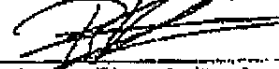
11. Upon adjudication of bankruptcy, filing of a petition under the Federal Bankruptcy Act, withdrawal or removal of the General Partner, the Partnership will be dissolved unless within thirty (30) days after such event the Limited Partner(s) elect, pursuant to the Partnership Agreement, to continue the business of the Partnership and select a substitute General Partner who agrees, in writing, to accept such selection.

In witness whereof, the undersigned have executed this Certificate this \_\_\_\_ day of August, 2002.

  
\_\_\_\_\_  
General Partner  
Print Name: Robert Finvarb

**ACCEPTANCE OF REGISTERED AGENT**

Having been designated to accept service of process for the above-stated limited liability company, at the place set forth hereinabove, I hereby accept such designation and agree to act in such capacity and to comply with all provisions of Section 608.415, Florida Statutes.

  
\_\_\_\_\_  
Robert I. Finvarb, Registered Agent

Dated: August 29, 2002.

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**AFFIDAVIT OF CAPITAL CONTRIBUTIONS  
FOR FLORIDA LIMITED PARTNERSHIP**

The undersigned, constituting the sole general partner of Fort Lauderdale Courtyard I, Ltd., a Florida limited partnership, certifies:

The total amount to be contributed by the limited partners at this time totals \$5,000.00.

Signed this 29 day of August, 2002.

FURTHER AFFIANT SAYETH NOT.

*Under the penalties of perjury I(we) declare that I(we) have read the foregoing and know the contents thereof and that the facts stated herein are true and correct.*



General Partner  
Courtyard General Partner, LLC  
by Robert I. Finvarb

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