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Division of Corporations
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From:

Account Name : BILZIN, SUMBERG BAENA PRICE & AXELROD LLP.
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FLORIDA LIMITED PARTNERSHIP

400 Beach Street Developers, Ltd

Certificate of Status	1
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Estimated Charge	\$148.75

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**CERTIFICATE OF LIMITED PARTNERSHIP
OF
400 BEACH STREET DEVELOPERS, LTD.**

The undersigned, desiring to form a limited partnership (the "Limited Partnership") in accordance with the provisions of the Florida Revised Uniform Limited Partnership Act of 1986, as amended, hereby states as follows:

1. The name of the Limited Partnership is:

400 BEACH STREET DEVELOPERS, LTD.

2. The address of the registered office of the Limited Partnership is:

321 East Hillsboro Boulevard
Deerfield Beach, Florida 33441.

3. The name and address of the agent for service of process required to be maintained by Section 620.105, Florida Statutes, as amended, are:

Theodore R. Stotzer
321 East Hillsboro Boulevard
Deerfield Beach, Florida 33441.

4. The names and business addresses of the general partners of the Limited Partnership are:

Swordlow Beach Street GP, LLC
321 East Hillsboro Boulevard
Deerfield Beach, Florida 33441

Boca Beach Street GP, Inc.
321 East Hillsboro Boulevard
Deerfield Beach, Florida 33441

5. The mailing address for the Limited Partnership is:

321 East Hillsboro Boulevard
Deerfield Beach, Florida 33441.

6. The latest date upon which the Limited Partnership is to dissolve is December 31, 2055.

The execution of this Certificate of Limited Partnership by the undersigned general partners constitutes an affirmation that the facts stated herein are true.

IN WITNESS WHEREOF, this Certificate of Limited Partnership has been executed by the general partners of the Limited Partnership as of the 11th day of May, 2005.

GENERAL PARTNERS:

SWERDLOW BEACH STREET GP, LLC,
a Florida limited liability company

By: Bonefish Partners, LLC, Member

By: 

Name: Theodore R. Stotzer
Title: Vice President

BOCA BEACH STREET GP, INC.,
a Florida corporation

By: 

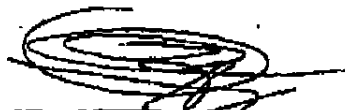
Name: Theodore R. Stotzer
Title: Vice-President

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TALLAHASSEE, FLORIDA

ACCEPTANCE OF APPOINTMENT AS REGISTERED AGENT

The undersigned, having been designated as registered agent for 400 BEACH STREET DEVELOPERS, LTD., a Florida limited partnership (the "Limited Partnership"), in the foregoing Certificate of Limited Partnership of the Limited Partnership, hereby agrees that he will accept service of process for and on behalf of the Limited Partnership and that he will comply with any and all laws, including, without limitation, Section 620.192, Florida Statutes, as amended, relating to the complete and proper performance of the duties and obligations of a registered agent of a Florida limited partnership.

Dated: May 11, 2005.



Theodore R. Stotzer, Registered Agent

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TALLAHASSEE, FLORIDA

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

The undersigned constituting the general partners of 400 BEACH STREET DEVELOPERS, LTD., a Florida limited partnership, certifies:

The amount of capital contributions to date of the limited partners is \$1.00.

The total amount contributed and anticipated to be contributed by the limited partners at this time totals \$100.00.

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 PARTNERS:

SWERDLOW BEACH STREET GP, LLC,
a Florida limited liability company

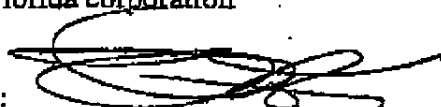
By: Bonefish Partners, LLC, Member

By: 

Name: Theodore R. Stotzer

Title: Vice President

BOCA BEACH STREET GP, INC.,
a Florida corporation

By: 

Name: Theodore R. Stotzer

Title: Vice-President

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