

FILE ON OR BEFORE DECEMBER 31, 1996 OR PARTNERSHIP WILL BE SUBJECT TO REVOCATION AND \$500 PENALTY FEE

LIMITED PARTNERSHIP
ANNUAL REPORT
1997



FLORIDA DEPARTMENT OF STATE
Sandra Morham
Secretary of State
DIVISION OF CORPORATIONS

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS

96 SEP 19 PM 4: 19

1. Name of Limited Partnership

1a. DOCUMENT #
A29329

JOHN HANCOCK REALTY INCOME FUND-III LIMITED PARTNERSHIP



Mailing Address

Principal Office Address

200 BERKELEY ST.
P.O. BOX 111, 19TH FLOOR
BOSTON MA 02117

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P.O. BOX 111, 19TH FLOOR
BOSTON MA 02117

3. Date Formed or Registered

12/12/1989

5a. Capital Contributions as Shown on record

\$12,000,000.00

3a. Date of Last Report

09/26/1995

5b. Amount of Capital Contributions in FICRIPA to date

4. State or Country of Formation

MA

2. Mailing Address

P. O. Box 111, T-53

2a. Principal Office Address

P. O. Box 111, T-53

Suite, Apt. #, etc.

Suite, Apt. #, etc.

City & State

Boston, MA

City & State

Boston, MA

Zip

02117

Country

Zip

02117

Country

6. FEI Number

04-3025607

Applied For
 Not Applicable

7. Certificate of Status Desired

\$8.75 Additional Fee Required

8. Make check payable to: Dept. of State (See reverse side for fee information)

9. Name and Address of Current Registered Agent

C T CORPORATION SYSTEM
1200 S. PINE ISLAND ROAD
PLANTATION FL 33324

10. If changed, now Registered Agent/Office

Name

Street Address (P.O. Box Number Is Not Acceptable)

Suite, Apt. #, etc.

City

FL

Zip Code

10a. Pursuant to the provisions of sections 620.1051 and 620.192, Florida Statutes, the above-named limited partnership organized or registered under the laws of the State of Florida, submits this statement for the purpose of changing its registered office or registered agent, or both, in the State of Florida. Such change was authorized by its general partner(s). I hereby accept the appointment of registered agent. I am familiar with, and accept the obligations of section 620.192, Florida Statutes.

SIGNATURE (Registered Agent Accepting Appointment)

DATE

A GENERAL PARTNER THAT IS A CORPORATION, LIMITED PARTNERSHIP OR OTHER BUSINESS ENTITY MUST BE REGISTERED AND ACTIVE WITH THIS OFFICE.

11. Name(s) of General Partner(s)

J HANCOCK REALTY ENT, INC

11a. Address of Each General Partner (Do NOT Use Post Office Box Numbers)

200 BERKELEY ST. B-19

11b. City, State & Zip Code

BOSTON MA

11c. Registration/Document Number

P04404

300001812181
-10/02/95 -01008--011
***576.25 ***576.25

KWM

Note: General partners MAY NOT be changed on this form; an amendment must be filed to change a general partner.

12. I do hereby certify that the information supplied with this filing is voluntarily furnished and does not qualify for the exemption stated in Section 119.07(3)(k) Florida Statutes. I release the Division of Corporations from any liability of non-compliance with Section 119.07(3)(k) in the event that the information supplied is deemed exempt from public access. I further certify that the information indicated on this annual report is true and accurate and that my signature shall have the same legal effects as if made under oath. I further certify that I am a General Partner of the limited partnership, receiver or trustee empowered to execute this report as required by chapter 620, Florida Statutes.

SIGNATURE

Richard E. Frank

DATE

9/16/96

Richard E. Frank - Treasurer

(617) 572-3800

CR2E03 (6/96)