

Feb-01-2001 12:56 pm

From-COBB & EBIN P.A.

305-377-0244

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Florida Department of State
Division of Corporations
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To: Division of Corporations
Fax Number : (850)922-4003

From: Account Name : COBB & EBIN P.A.
Account Number : 110670000060
Phone : (305)377-0223
Fax Number : (305)377-0224

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

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FLORIDA LIMITED PARTNERSHIP

Biscayne Design, Ltd.

Certificate of Status	1
Certified Copy	1
Page Count	04
Estimated Charge	\$1,846.25

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TALLAHASSEE, FLORIDA

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CERTIFICATE OF LIMITED PARTNERSHIP

OF

BISCAYNE DESIGN, LTD.

The undersigned, acting as organizer of a Limited Partnership pursuant to the provisions of the Florida Revised Uniform Limited Partnership Act (1986) hereby adopts the following certificate for such Limited Partnership:

- 1. The name of the Limited Partnership is BISCAYNE DESIGN, LTD.
- 2. (a) The address of the office of the Partnership at which the records required to be maintained by Fla. Stat. §620.105 shall be maintained is:

c/o Craig Robins
 1632 Pennsylvania Avenue
 Miami Beach, FL 33139

- (b) The name and address of the Limited Partnership agent for service of process upon the Partnership, required to be maintained by Fla. Stat. §620.105, is:

Craig Robins
 1632 Pennsylvania Avenue
 Miami Beach, FL 33139

- 3. The name and the business address of the sole general partner is:

Name:

BISCAYNE DESIGN, INC.

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 SECRETARY OF STATE
 TALLAHASSEE, FLORIDA

This Instrument Prepared by:
 Linda Ebin, Esq.
 Florida Bar No. 0318590
 Cobb & Ebin P.A.
 1399 SW First Avenue
 Suite 301
 Miami, FL 33130
 (305) 377-0223

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Address:

c/o Craig Robins
1632 Pennsylvania Avenue
Miami Beach, FL 33139

4. The mailing address for the Partnership is:

c/o Craig Robins
1632 Pennsylvania Avenue
Miami Beach, FL 33139

5. The term of the Partnership shall commence on the date of the filing of this Certificate of Limited Partnership with the Secretary of State of Florida and shall continue until December 31, 2051, unless sooner terminated as provided in the Limited Partnership Agreement.

IN WITNESS WHEREOF, this Certificate of Limited Partnership has been duly executed by the General Partner as of the 26 day of January, 2000.

General Partner:

BISCAYNE DESIGN, INC., a Florida corporation,
its sole general partner

By: [Signature]
Craig Robins, President

Witnesses:

[Signature]
Print Name: RIHONA GARDEN

[Signature]
Print Name: M. ANDAYA

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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

This Instrument Prepared by:
Linda Ebin, Esq.
Florida Bar No. 0318590
Cobb & Ebin P.A.
1399 SW First Avenue
Suite 301
Miami, FL 33130
(305) 377-0223

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STATE OF FLORIDA)

COUNTY OF MIAMI-DADE)

The foregoing Certificate of Limited Partnership BISCAYNE DESIGN, LTD. was acknowledged before me this 26 day of January, 2001, by Craig Robins, as President of Biscayne Design, Inc., a Florida corporation, on behalf of the corporation as general partner of BISCAYNE DESIGN, LTD.



Audrey O'Keefe-Sherwood
NOTARY PUBLIC, State of Florida
at Large
Audrey O'Keefe-Sherwood
Print, Type or Stamp Name)
Commission No. CC 913651
My commission expires:
02/24/04

ACCEPTANCE OF REGISTERED AGENT

Having been named to accept service of process for the above stated Limited Partnership, at the place designated in this Certificate of Limited Partnership, I hereby agree to act in this capacity, and I further agree to comply with the provisions of all statutes relative to the proper and complete performance of my duties.

~~_____~~
Craig Robins

Dated: January 26, 2001

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

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AFFIDAVIT

STATE OF FLORIDA)
):SS
COUNTY OF MIAMI-DADE)

BEFORE ME, a Notary Public, personally appeared CRAIG ROBINS, as President of BISCAYNE DESIGN, INC., a Florida corporation, the general partner of BISCAYNE DESIGN, LTD. (the "Affiant"), who, after first being duly sworn, under oath, deposes and states that:

1. Affiant is the duly appointed authorized President of BISCAYNE DESIGN, INC., a Florida corporation (the "Corporation").
2. The Corporation is the General Partner of a Limited Partnership to be formed under the Florida Revised Uniform Limited Partnership Act (1986) under the name BISCAYNE DESIGN, LTD.
3. The capital contribution and anticipated capital of the initial limited partners is \$335,000.00.
4. The Affiant is familiar with the nature of an oath and with the penalties as provided by the laws of the State of Florida for falsely swearing to statements made in an instrument of this nature. Affiant further certifies that he has read the full facts of this affidavit and understands its contents.

FURTHER AFFIANT SAYETH NAUGHT.

CRAIG ROBINS

SECRETARY OF STATE
TALLAHASSEE, FLORIDA
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The foregoing Affidavit for BISCAYNE DESIGN, LTD. was acknowledged before me this 26 day of January, 2001, by CRAIG ROBINS, who is personally known to me or has produced _____ as identification, as President of BISCAYNE DESIGN, INC., a Florida corporation on behalf of the corporation as general partner of BISCAYNE DESIGN, LTD.



Audrey O'Keeffe-Sherwood
NOTARY PUBLIC, State of Florida
at Large
Audrey O'Keeffe-Sherwood
(Print, Type or Stamp Name)

Commission No. CC 913651
My commission expires:
02/24/04