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Account Name : BROAD AND CASSEL (ORLANDO)
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FLORIDA LIMITED PARTNERSHIP

Sanford Oaks, Ltd.

Certificate of Status	1
Certified Copy	1
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Estimated Charge	\$148.75

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FLORIDA DEPARTMENT OF STATE
Katherine Harris
Secretary of State

February 12, 2001

BROAD AND CASSEL

SUBJECT: SANFORD OAKS, LTD
REF: W01000003246

We received your electronically transmitted document. However, the document has not been filed. Please make the following corrections and refax the complete document, including the electronic filing cover sheet.

Every corporation, limited partnership, general partnership, limited liability company or trust listed as a general partner of a limited partnership, general partnership, or registered limited liability partnership must have an active registration/filing on file with this office before this filing will be completed. We are enclosing the appropriate instructions and/or forms for your convenience.

Please return your document, along with a copy of this letter, within 60 days or your filing will be considered abandoned.

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**CERTIFICATE OF LIMITED PARTNERSHIP
 OF
 SANFORD OAKS, LTD.**

Pursuant to the authority of Section 620.108, Florida Statutes, the undersigned, constituting all of the general partners of **SANFORD OAKS, LTD.** (the "Partnership"), hereby submit the following in connection with the formation of the Partnership;

1. The name of the Partnership shall be **SANFORD OAKS, LTD.** (the "Partnership").
 2. The address of the initial office where records shall be kept shall be 1977 Dundee Drive, Winter Park, Florida 32792. The name and address of the initial registered agent for service of process is B&C Corporate Services of Central Florida, Inc., 390 North Orange Avenue, Suite 1100, Orlando, Florida 32801.
 3. The name and mailing address of each General Partner is set forth below:

SANFORD OAKS, INC., a Florida corporation
 1977 Dundee Drive
 Winter Park, Florida 32792

PROJECT TEAMWORK, INC., a Florida nonprofit corporation
 14540 S.W. 136th Street, Suite 202
 Miami, Florida 33186
 4. The initial mailing address of the Partnership is 1977 Dundee Drive, Winter Park, Florida 32792.
 5. The latest date upon which the Partnership is to dissolve shall be December 31, 2061.
- This Certificate has been executed by the undersigned as of the 9 day of February, 2001.

GENERAL PARTNERS:

SANFORD OAKS, INC., a Florida corporation

By: Thomas Shepherd
 Tom Shepherd, Vice President

PROJECT TEAMWORK, INC.,
 a Florida nonprofit corporation

By: Rick Egler
 Rick Egler, President

Attorney Name: Randal M. Alligood, P.A.
 Broad and Cassel - Attorneys at Law
 390 North Orange Avenue, Suite 1100
 Orlando, Florida 32801
 Telephone: (407) 839-4200
 Florida Bar No.: 459445

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ACKNOWLEDGEMENT OF REGISTERED AGENT

Having been designated as the Registered Agent for **SANFORD OAKS, LTD.**, the undersigned hereby accepts the designation and agrees to act as the Registered Agent of said limited partnership and states that it is familiar with and accepts its statutory obligations as such, including those obligations contained in §620.192, Florida Statutes.

**B&C CORPORATE SERVICES OF CENTRAL
FLORIDA, INC.**, a Florida corporation

By: _____

Laurie L. Bergstresser, Vice President

Dated this 9th day of February, 2001.

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AFFIDAVIT OF CAPITAL CONTRIBUTIONS

The undersigned being all of the general partners of **SANFORD OAKS, LTD.** and being duly sworn do hereby set forth the following for the purpose of accompanying the filing of the Certificate of Limited Partnership of **SANFORD OAKS, LTD.**, with the Florida Department of State, as required by Section 620.108, Florida Statutes:

The amount of the capital contributions of the limited partners as of the date hereof is \$50.00 and no further capital contributions from the limited partners are anticipated at this time.

This Affidavit is executed and sworn to by:

GENERAL PARTNERS:

SANFORD OAKS, INC., a Florida corporation

By: Tom Shepherd
Tom Shepherd, Vice President

Dated this ____ day of February, 2001.

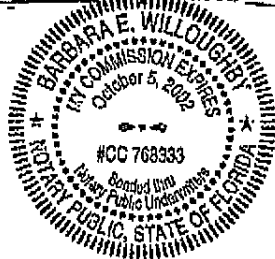
STATE OF FLORIDA
COUNTY OF ORANGE

PROJECT TEAMWORK, INC., a Florida nonprofit corporation

By: Rick Englert
Rick Englert, President

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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

The foregoing instrument was acknowledged before me this 9th day of February, 2001, by Tom Shepherd, as Vice President of Sanford Oaks, Inc., a Florida corporation. He is personally known to me or has produced _____ as identification and who did/did not take an oath.



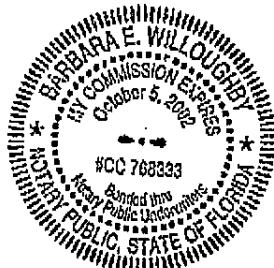
Barbara E. Willoughby
(Signature of Notary Public)

BARBARA E. WILLOUGHBY
(Typed name of Notary Public, State of Florida)
Notary Public, State of Florida
Commission No. CC768333
My commission expires: 10-5-02

Signer is personally known by this Notary.

STATE OF FLORIDA
COUNTY OF Orange

The foregoing instrument was acknowledged before me this 9th day of February, 2001, by Rick Englert, as President of Project Teamwork, Inc., a Florida nonprofit corporation. He is personally known to me or has produced _____ as identification and who did/did not take an oath.



Barbara E. Willoughby
(Signature of Notary Public)

BARBARA E. WILLOUGHBY
(Typed name of Notary Public, State of Florida)
Notary Public, State of Florida
Commission No. CC768333
My commission expires: 10-5-02

Signer is personally known by this Notary.