



A02000000680

ACCOUNT NO. : 072100000032

REFERENCE : 576635 83086A

AUTHORIZATION :

COST LIMIT : \$ 140.00

Patricia Pizuto

FILED
02 MAY 13 PM 1:33
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

ORDER DATE : May 13, 2002

ORDER TIME : 11:10 AM

ORDER NO. : 576635-005

CUSTOMER NO: 83086A

CUSTOMER: Ms. Iris Arauz
Palmer Palmer & Mangiero, P.a.

Falls Professional Center
12790 South Dixie Highway
Miami, FL 33156

BK

RECEIVED
02 MAY 13 PM 12:16
TALLAHASSEE, FLORIDA
SECRETARY OF STATE

DOMESTIC FILING

NAME: SANTISTEBAN, LTD.

3000005506623--4

EFFECTIVE DATE: -

XX CERTIFICATE OF LIMITED PARTNERSHIP

PLEASE RETURN THE FOLLOWING AS PROOF OF FILING:

XX CERTIFIED COPY

CONTACT PERSON: Norma Hull - EXT. 1115

EXAMINER'S INITIALS: _____

**CERTIFICATE OF LIMITED PARTNERSHIP
OF
SANTISTEBAN, LTD.
a Florida limited partnership**

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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

The undersigned General Partner desiring to form a limited partnership pursuant to Florida Revised Uniform Limited Partnership Act as set forth in Part I, Chapter 620 of the Florida Statutes, hereby states the following:

1. The name of the limited partnership is SANTISTEBAN, LTD. (the "Partnership").
2. The address of the office of the partnership is 7198 N.W. 51st Street, Miami, Florida 33166.
3. The name and address of the agent for service of process of the Partnership is Aida Santisteban, 7198 N.W. 51st Street, Miami, Florida 33166.
4. The name and address of the General Partner is as follows:

323 Investments, Inc.
7198 N.W. 51st Street
Miami, Florida 33166
996000094577
5. The mailing address of the Partnership is 7198 N.W. 51st Street, Miami, Florida 33166.
6. The latest date upon which the Partnership will dissolve is December 31, 2051.
7. A conveyance or encumbrance of real property held in the Partnership name, and any other instrument affecting title to real property in which the Partnership has an interest shall be executed in the Partnership name by the General Partner.

The execution of this Certificate by the undersigned General Partner constitutes an affirmation under the penalties of perjury that the facts stated herein are true.

IN WITNESS WHEREOF, this Certificate of Limited Partnership has been executed by the General Partner of SANTISTEBAN, LTD. this 1st day of may, 2002.

GENERAL PARTNER:

323 INVESTMENTS, INC.

By: 

Print: GREGORIO SANTISTEBAN, President

AFFIDAVIT OF CAPITAL CONTRIBUTIONS

BEFORE ME the undersigned, personally appeared **GREGORIO SANTISTEBAN**, the President of **323 INVESTMENTS, INC.**, a Florida corporation, the General Partner of **SANTISTEBAN, LTD.**, a Florida limited partnership, hereinafter referred to as the "Partnership", who, upon being duly sworn, did certify as follows:

1. The amount of capital contributions of the Limited Partners is attached hereto as Exhibit "A".
2. The anticipated amount of additional capital contributions of the Limited Partners is none at this time.

FURTHER AFFIANT SAYETH NAUGHT.

Under penalties of perjury, I declare that I have read the foregoing, and the facts alleged are true, to the best of my knowledge and belief.

Dated this 1 day of May, 2002.

GENERAL PARTNER:

323 INVESTMENTS, INC.

By: *G. Santisteban*

Print: **GREGORIO SANTISTEBAN**

Title: President

STATE OF FLORIDA
COUNTY OF MIAMI-DADE

The foregoing instrument was acknowledged before me this 1st day of May, 2002, by Gregorio Santisteban, as President of 323 Investments, Inc., a Florida corporation, the General Partner of Santisteban, Ltd. who is personally known to me, or who has produced _____ as identification and who did take an oath.



Frank M. Marks
Commission # DD 046149
Expires Sep. 10, 2005
Bonded Through
Atlantic Bonding Company

Frank M. Marks
Notary Public

My Commission Expires:

SA\WORK\DAVID\SANTISTEBAN LTD\CONTRIBUTION AFFIDAVIT

SCHEDULE A

<u>General Partner</u>	<u>Address</u>	<u>Capital Contribution</u>	<u>Partnership Percentage</u>
323 INVESTMENTS INC	7198 NW 51 Street Miami, FL 33166	\$ 0.00	1%

<u>Limited Partner</u>	<u>Address</u>	<u>Capital Contribution</u>	<u>Partnership Percentage</u>
Gregorio Santisteban	7198 NW 51 Street Miami FL 33166	\$100.00	49.5%
Aida Santisteban	7198 NW 51 Street Miami FL 33166	\$100.00	49.5%

ACCEPTANCE OF APPOINTMENT

AS REGISTERED AGENT

Having been named as Registered Agent for SANTISTEBAN, LTD., a Florida limited partnership (the "Partnership"), in the foregoing Certificate of Limited Partnership, I, on behalf of the Partnership, hereby agree to accept service of process for said Partnership and to comply with any and all Statutes relative to the complete and proper performance of the duties of Registered Agent.

REGISTERED AGENT:

Dated: May 1, 2002

By: [Signature]

Print: AIDA SANTISTEBAN

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TALLAHASSEE, FLORIDA