

DEC- 3-03 WED 6:30 PM

Division of Corporations

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A03 000001682

Florida Department of State
Division of Corporations
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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

03 DEC -4 PM 1:21

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FLORIDA LIMITED PARTNERSHIP
WINDWOOD OAKS TAMPA APARTMENTS, LTD.

DIVISION OF CORPORATION

03 DEC -4 AM 8:03

RECEIVED

Certificate of Status	0
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A03-1682
OR

As 3000329414

CERTIFICATE OF LIMITED PARTNERSHIP

- 1. Name of Limited Partnership (must contain a suffix such as "Limited", "Ltd." Or "Limited Partnership"):

WINDWOOD OAKS TAMPA APARTMENTS, LTD.

- 2. Business Address of Limited Partnership:

6700 Casa Grande Way
Delray Beach, Florida 33446

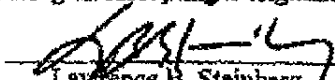
- 3. Name of Registered Agent:

Lawrence B. Steinberg

- 4. Address of Registered Agent:

700 S. Federal Highway
Suite 200
Boca Raton, Florida 33432

- 5. Signature of Resident Agent Accepting Designation:


Lawrence B. Steinberg

- 6. Mailing Address of the Limited Partnership:

6700 Casa Grande Way
Delray Beach, Florida 33446

- 7. The latest date upon which the Limited Partnership is to be dissolved:

December 31, 2053

- 8. Name and Address of General Partner:

Windwood Oaks GP Inc.
6700 Casa Grande Way
Delray Beach, Florida 33446

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TALLAHASSEE, FLORIDA

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Under penalties of perjury I declare that I have read the foregoing and know the contents thereof and that the facts stated herein are true and correct.

Signed this 26 of November, 2003.

GENERAL PARTNER:

Windwood Oaks GP Inc., a Florida corporation



By: Ronald Eisenberg, President

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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

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AFFIDAVIT

**COUNTY OF PALM BEACH
STATE OF FLORIDA**

Before me the undersigned authority, personally appeared Ronald Eisenberg, who being first duly sworn, on oath deposes and states:

The undersigned being President of Windwood GP Inc., a Florida corporation, the general partner of WINDWOOD OAKS TAMPA APARTMENTS, LTD., a Florida limited partnership, certifies:

1. The amount of capital contributions to date of the limited partners is \$1,000.00.
2. The total amount contributed and anticipated to be contributed by the limited partners at this time totals \$1,000.00.
3. Affiant further states that he 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, or has heard read to him, the full facts of this Affidavit and understands its contents.

Dated this ___ day of November, 2003.

By: [Signature]
Ronald Eisenberg, President of Windwood Oaks GP Inc.,
General Partner of Windwood Oaks Tampa Apartments, Ltd.

SWORN TO AND SUBSCRIBED AND ACKNOWLEDGED before me this day of November, 2003, by Ronald Eisenberg, as President for and on behalf of Windwood Oaks GP Inc., a Florida corporation, general partner of Windwood Oaks Tampa Apartments, Ltd., who is personally known to me or produced _____ as identification.

[Signature]
Notary Public State of Florida

(seal)

My Commission Expires:



SECRETARY OF STATE
TALLAHASSEE, FLORIDA

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