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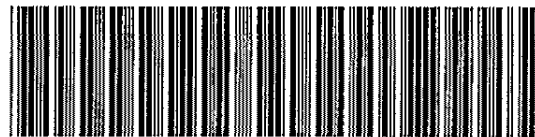
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CAPITAL CONNECTION, INC.

417 E. Virginia Street, Suite 1 • Tallahassee, Florida 32301
(850) 224-8870 • 1-800-342-8062 • Fax (850) 222-1222

*The Plaza II at Wellington
Green, Ltd.*

FILED
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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

- ☐ Art of Inc. File
- ☒ LTD Partnership File
- ☐ Foreign Corp. File
- ☐ L.C. File
- ☐ Fictitious Name File
- ☐ Trade/Service Mark
- ☐ Merger File
- ☐ Art. of Amend. File
- ☐ RA Resignation
- ☐ Dissolution / Withdrawal
- ☐ Annual Report / Reinstatement
- ☐ Cert. Copy
- ☒ Photo Copy
- ☐ Certificate of Good Standing
- ☐ Certificate of Status
- ☐ Certificate of Fictitious Name
- ☐ Corp Record Search
- ☐ Officer Search
- ☐ Fictitious Search
- ☐ Fictitious Owner Search
- ☐ Vehicle Search
- ☐ Driving Record
- ☐ UCC 1 or 3 File
- ☐ UCC 11 Search
- ☐ UCC 11 Retrieval
- ☐ Courier

Signature _____

Requested by: *WC*

Name _____

Date *1/28*

Time *11:00*

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CERTIFICATE OF LIMITED PARTNERSHIP
OF
THE PLAZA II AT WELLINGTON GREEN, LTD.

FILED
05 JAN 28 PM 12:58
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

The undersigned desiring to form a Limited Partnership pursuant to Chapter 620 of the Florida Statutes, and being duly sworn under oath, do depose and certify as follows:

1. The name of the Partnership is:

THE PLAZA II AT WELLINGTON GREEN, LTD.

2. The mailing and principal address of the Partnership is:

616 E. Atlantic Avenue, Delray Beach, Florida, 33483

3. The name and address of the agent of the Partnership for service of process is

MARK L. KRALL, Esq., 616 East Atlantic Avenue, Delray Beach, Florida,
33483.

4. The name and address of the General Partner and its percentage of interest in the Partnership is:

P 05 000004356

PLAZA II- W.G., INC. a Florida corporation
616 E. Atlantic Avenue
Delray Beach, FL. 33483 ONE (1%) PERCENT

5. The names and addresses of the Limited Partners and their percentage of interest in the Partnership are:

RICHARD D. GERTZ 9.00%
5231 N.E. 32 Avenue
Fort Lauderdale, Florida 33308

RICHARD DALE GERTZ, JR. 10.00%
3349 NE 42nd Ct.
Fort Lauderdale, Florida 33308

MICHAEL M. LISTICK 616 East Atlantic Avenue Delray Beach, FL 33483	10.00%
JOSEPH COGEN, as Trustee for JOSEPH COGEN 2622 N.W. 23 rd Way Boca Raton, FL 33431	10.00%
JOSEPH COGEN, as Trustee for LEE COGEN 2622 N.W. 23 rd Way Boca Raton, FL 33431	10.00%
JOSEPH COGEN, as Trustee for ALAN COGEN 2622 N.W. 23 rd Way Boca Raton, FL 33431	10.00%
JOSEPH COGEN, as Trustee for JUDITH COGEN 2622 N.W. 23 rd Way Boca Raton, FL 33431	10.00%
GENE NEWMAN 114 Waterford Dr. Jupiter, FL 33458	10.00%
MARK C. DiCAROLIS 6531 NE 21 Terrace Ft. Lauderdale, FL 33308	10.00%
MARC D. STANLEY 2116 N.E. 64 th Street Ft. Lauderdale, FL 33308	10.00%

6. The Partnership shall be formed at the time of the filing of the Certificate of Limited Partnership with the Secretary of State, and the Partnership shall be dissolved no later than December 31, 2041.

7. Attached hereto is an Affidavit declaring the amount of capital contributions of the Limited Partners and the amount anticipated to be contributed by the Limited Partners.

GENERAL PARTNER: PLAZA - WG., INC.
a Florida corporation

BY: 

its President

LIMITED PARTNERS:


RICHARD D. GERTZ



RICHARD DALE GERTZ, JR.


MICHAEL M. LISTICK


JOSEPH COGEN, as Trustee
for JOSEPH COGEN


JOSEPH COGEN, as Trustee
for LEE COGEN


JOSEPH COGEN, as Trustee
for ALAN COGEN


JOSEPH COGEN, as Trustee
for JUDITH COGEN


GENE NEWMAN


MARK C. DICAROLIS


MARC D. STANLEY

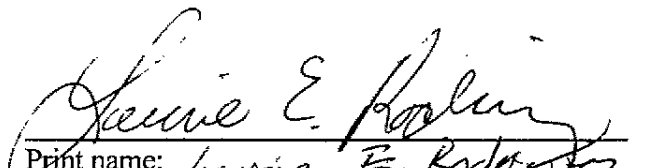
STATE OF FLORIDA

COUNTY OF PALM BEACH

The foregoing instrument was acknowledged before me this 27 day of January, 2005, by RICHARD D. GERTZ, President, of PLAZA II - W.G., Inc., a Florida corporation, as General Partner, to me known to be the persons described in the foregoing instrument did (did not) take an oath, and he acknowledged that he executed the foregoing instrument as his own act and deed for the purposes therein expressed, on behalf of the corporation.



Laurie E. Rodriguez
Commission #DD256571
Expires: Nov 08, 2007
Bonded Thru
Atlantic Bonding Co., Inc.


Print name: Laurie E. Rodriguez
NOTARY PUBLIC, STATE OF FLORIDA
Serial No.: _____
My commission expires: _____

STATE OF FLORIDA

COUNTY OF PALM BEACH

BEFORE me, the undersigned authority, personally appeared **RICHARD D. GERTZ**, a Limited Partner, to me known to be the person described in the foregoing instrument did/did not take an oath, acknowledged that he executed the foregoing as his own act and deed for the purposes expressed therein.

Dated this 27 day of January, 2005.



Laurie E. Rodriguez
Commission #DD256571
Expires: Nov 08, 2007
Bonded Thru
Atlantic Bonding Co., Inc.

Print name: Laurie E. Rodriguez
NOTARY PUBLIC, STATE OF FLORIDA
Serial No.: _____
My commission expires: _____

STATE OF FLORIDA

COUNTY OF PALM BEACH

BEFORE me, the undersigned authority, personally appeared **RICHARD DALE GERTZ, JR.**, a Limited Partner, to me known to be the person described in the foregoing instrument did/did not take an oath, acknowledged that he executed the foregoing as his own act and deed for the purposes expressed therein.

Dated this 27 day of January, 2005.



Laurie E. Rodriguez
Commission #DD256571
Expires: Nov 08, 2007
Bonded Thru
Atlantic Bonding Co., Inc.

Print name: Laurie E. Rodriguez
NOTARY PUBLIC, STATE OF FLORIDA
Serial No.: _____
My commission expires: _____

STATE OF FLORIDA

COUNTY OF PALM BEACH

BEFORE me, the undersigned authority, personally appeared **MICHAEL M. LISTICK**, a Limited Partner, to me known to be the person described in the foregoing instrument did/did not take an oath, acknowledged that he executed the foregoing as his own act and deed for the purposes expressed therein.

Dated this 27 day of January, 2005.



Laurie E. Rodriguez
Commission #DD256571
Expires: Nov 08, 2007
Bonded Thru
Atlantic Bonding Co., Inc.

Laurie E. Rodriguez
Print name: Laurie E. Rodriguez
NOTARY PUBLIC, STATE OF FLORIDA
Serial No.: _____
My commission expires: _____

STATE OF FLORIDA

COUNTY OF PALM BEACH

BEFORE me, the undersigned authority, personally appeared **JOSEPH COGEN**, as Trustee for **JOSEPH COGEN**, a Limited Partner, to me known to be the person described in the foregoing instrument did/did not take an oath, acknowledged that he executed the foregoing as his own act and deed for the purposes expressed therein.

Dated this 27 day of January, 2005.



Laurie E. Rodriguez
Commission #DD256571
Expires: Nov 08, 2007
Bonded Thru
Atlantic Bonding Co., Inc.

Laurie E. Rodriguez
Print name: Laurie E. Rodriguez
NOTARY PUBLIC, STATE OF FLORIDA
Serial No.: _____
My commission expires: _____

STATE OF FLORIDA

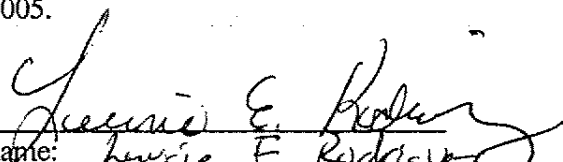
COUNTY OF PALM BEACH

BEFORE me, the undersigned authority, personally appeared **JOSEPH COGEN**, as Trustee for **LEE COGEN**, a Limited Partner, to me known to be the person described in the foregoing instrument did/did not take an oath, acknowledged that he executed the foregoing as his own act and deed for the purposes expressed therein.

Dated this 27 day of January, 2005.



Laurie E. Rodriguez
Commission #DD256571
Expires: Nov 08, 2007
Bonded Thru
Atlantic Bonding Co., Inc.


Print name: Laurie E. Rodriguez
NOTARY PUBLIC, STATE OF FLORIDA
Serial No.: _____
My commission expires: _____

STATE OF FLORIDA

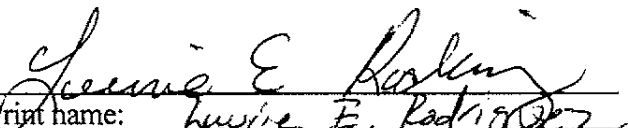
COUNTY OF PALM BEACH

BEFORE me, the undersigned authority, personally appeared **JOSEPH COGEN**, as Trustee for **ALAN COGEN**, a Limited Partner, to me known to be the person described in the foregoing instrument did/did not take an oath, acknowledged that he executed the foregoing as his own act and deed for the purposes expressed therein.

Dated this 27 day of January, 2005.



Laurie E. Rodriguez
Commission #DD256571
Expires: Nov 08, 2007
Bonded Thru
Atlantic Bonding Co., Inc.


Print name: Laurie E. Rodriguez
NOTARY PUBLIC, STATE OF FLORIDA
Serial No.: _____
My commission expires: _____

STATE OF FLORIDA

COUNTY OF PALM BEACH

BEFORE me, the undersigned authority, personally appeared **JOSEPH COGEN**, as Trustee for **JUDITH COGEN**, a Limited Partner, to me known to be the person described in the foregoing instrument did/did not take an oath, acknowledged that he executed the foregoing as his own act and deed for the purposes expressed therein.

Dated this 27 day of January, 2005.



Laurie E. Rodriguez
Commission #DD256571
Expires: Nov 08, 2007
Bonded Thru
Atlantic Bonding Co., Inc.

Laurie E. Rodriguez
Print name: Laurie E. Rodriguez
NOTARY PUBLIC, STATE OF FLORIDA
Serial No.: _____
My commission expires: _____

STATE OF FLORIDA

COUNTY OF PALM BEACH

BEFORE me, the undersigned authority, personally appeared **GENE NEWMAN**, a Limited Partner, to me known to be the person described in the foregoing instrument did/did not take an oath, acknowledged that he executed the foregoing as his own act and deed for the purposes expressed therein.

Dated this 27 day of January, 2005.



Laurie E. Rodriguez
Commission #DD256571
Expires: Nov 08, 2007
Bonded Thru
Atlantic Bonding Co., Inc.

Laurie E. Rodriguez
Print name: Laurie E. Rodriguez
NOTARY PUBLIC, STATE OF FLORIDA
Serial No.: _____
My commission expires: _____

STATE OF FLORIDA

COUNTY OF PALM BEACH

BEFORE me, the undersigned authority, personally appeared **MARK C. DiCAROLIS**, a Limited Partner, to me known to be the person described in the foregoing instrument did/did not take an oath, acknowledged that he executed the foregoing as his own act and deed for the purposes expressed therein.

Dated this 27 day of January, 2005.



Laurie E. Rodriguez
Commission #DD256571
Expires: Nov 08, 2007
Bonded Thru
Atlantic Bonding Co., Inc.

Laurie E. Rodriguez
Print name: Laurie E. Rodriguez
NOTARY PUBLIC, STATE OF FLORIDA
Serial No.: _____
My commission expires: _____

STATE OF FLORIDA

COUNTY OF PALM BEACH

BEFORE me, the undersigned authority, personally appeared **MARC D. STANLEY**, a Limited Partner, to me known to be the person described in the foregoing instrument did/did not take an oath, acknowledged that he executed the foregoing as his own act and deed for the purposes expressed therein.

Dated this 27 day of January, 2005.



Laurie E. Rodriguez
Commission #DD256571
Expires: Nov 08, 2007
Bonded Thru
Atlantic Bonding Co., Inc.

Laurie E. Rodriguez
Print name: Laurie E. Rodriguez
NOTARY PUBLIC, STATE OF FLORIDA
Serial No.: _____
My commission expires: _____

AFFIDAVIT

STATE OF FLORIDA
COUNTY OF PAL BEACH

This undersigned, RICHARD D. GERTZ, being duly sworn, deposed and says:

1. He is the president of PLAZA II - W.G., INC., a Florida Corporation, the General Partner of THE PLAZA II AT WELLINGTON GREEN, LTD., the same being formed as a Florida Limited Partnership being filed with Secretary of State, State of Florida.

2. The amount of capital contributions of the Limited Partners and the amount anticipated to be contributed by the Limited Partners is:

Name:	Amount Contributed:	Amount Contributed/ Anticipated to be Contributed
RICHARD D. GERTZ	\$188.00	\$188.00
RICHARD DALE GERTZ, JR.	\$200.00	\$200.00
MICHAEL M. LISTICK	\$200.00	\$200.00
JOSEPH COGEN, as Trustee for JOSEPH COGEN	\$150.00	\$150.00
JOSEPH COGEN, as Trustee for LEE COGEN	\$150.00	\$150.00
JOSEPH COGEN, as Trustee for ALAN COGEN	\$150.00	\$150.00
JOSEPH COGEN, as Trustee for JUDITH COGEN	\$150.00	\$150.00
GENE NEWMAN	\$ 80.00	\$ 80.00

MARK C. DiCAROLIS \$ 80.00 \$ 80.00

MARC D. STANLEY \$ 80.00 \$ 80.00

3. The anticipated contributed amount is merely an estimate, but is subject to future uncertainties.

DATED this 27, day of January, 2005

PLAZA II - W.G., INC.

BY: [Signature]

its President

SUBSCRIBED, SWORN TO AND ACKNOWLEDGED before me this 27 day of January, 2005, by RICHARD D. GERTZ, the President of PROFESSIONAL PLAZA II - W.G., INC., a Florida corporation, as General Partner, to me known to be the person described in the foregoing instrument and who executed the foregoing instrument and he acknowledged before me that he executed said instrument as his act and deed for the purposes expressed therein on behalf of the corporation.



Laurie E. Rodriguez
Commission #DD256571
Expires: Nov 08, 2007
Bonded Thru
Atlantic Bonding Co., Inc.

[Signature]
NOTARY PUBLIC, STATE OF FLORIDA
Print Name: Laurie E. Rodriguez
Commission #: _____
Commission Exp: _____



Laurie E. Rodriguez
Commission #DD256571
Expires: Nov 08, 2007
Bonded Thru
Atlantic Bonding Co., Inc.

CERTIFICATE DESIGNATING PLACE OF BUSINESS OR DOMICILE
FOR THE SERVICE OF PROCESS WITHIN THIS STATE, NAMING
AGENT UPON WHOM PROCESS MAY BE SERVED


In accordance with Florida Statutes, the following is submitted:

THAT, THE PLAZA II AT WELLINGTON GREEN, LTD., a Florida Limited Partnership, with its principal office at 616 East Atlantic Avenue, Delray Beach, Florida, 33484, has named MARK L. KRALL, whose address is 616 East Atlantic Avenue, Delray Beach, Florida 33483, as its agent to accept service of process within the State.

ACKNOWLEDGMENT

Having been named to accept service of process for the above stated Limited Partnership, at the place designated in this Certificate, I hereby accept to act in this capacity, and agree to keeping open said office.

DATED this 27th day of January, 2005.


MARK L. KRALL