

Florida Department of State
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To:

Division of Corporations
Fax Number : (850) 205-0383

From:

Account Name : TRIAD PROFESSIONAL SERVICES, LLC
Account Number : I20020000094
Phone : (770) 777-2091
Fax Number : (770) ~~777-2091~~ 220-1943

FLORIDA LIMITED PARTNERSHIP

Flagler-Boulevard, Ltd.

Certificate of Status	0
Certified Copy	1
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**CERTIFICATE OF LIMITED PARTNERSHIP
OF
FLAGLER-BOULEVARD, LTD.**

Pursuant to Section 620.108 of the Florida Revised Uniform Limited Partnership Act, the undersigned, constituting the sole general partner of FLAGLER-BOULEVARD, LTD. (the "Partnership"), a Florida limited partnership, hereby executes and submits for filing with the Department of State, State of Florida, this Certificate of Limited Partnership, to read as follows:

1. Name: The name of the Partnership shall be:

FLAGLER-BOULEVARD, LTD.

2. Registered Agent: The Registered Agent and Registered Office of the Partnership in the State of Florida is:

Name: John Petersen
Address: 4218 N.E. 2nd Ave., 2nd Floor
Miami, Florida 33137

Acceptance of Appointment of Registered Agent

Having been named the statutory registered agent of FLAGLER-BOULEVARD, LTD. at the place designated in this Certificate of Limited Partnership of FLAGLER-BOULEVARD, LTD., I hereby accept such designation and confirm that I am familiar with and agree to accept the obligations imposed by §620.192 of the Florida Statutes and I agree to comply with the provisions of Florida Law relative to keeping the registered office open.

John Petersen

3. General Partner: The name and address of the general partner of the Partnership is:

FLAGLER-BOULEVARD, INC.
4218 N.E. 2nd Ave., 2nd Floor
Miami, Florida 33137

POS-71412

4. Partnership Address: The office and mailing address for the Partnership shall be: 4218 N.E. 2nd Ave., 2nd Floor, Miami, Florida 33137.

5. Dissolution: The latest date upon which the Partnership will dissolve is December 31, 2055.

IN WITNESS WHEREOF, the undersigned does hereby execute this Certificate of Limited Partnership and attach an Affidavit declaring the amount of the capital contribution of the limited partners and the anticipated amount to be contributed by the limited partners.

FLAGLER-BOULEVARD, INC., a Florida
corporation, as general partner

By: 
Ricardo Duna, President

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AFFIDAVIT OF CAPITAL CONTRIBUTIONS

BEFORE ME, the undersigned, general partner of FLAGLER-BOULEVARD, LTD., a Florida limited partnership, hereinafter referred to as the "Partnership", who upon being sworn, certify as follows:

1. The amount of capital contributions of the limited partners contributed to date is \$0.00.

2. The total amount contributed to date and anticipated to be contributed to the capital of the limited partners is \$1,700,000.00.

Dated this 11th day of May, 2005.

FURTHER AFFIANT SAYETH NOT.

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

FLAGLER-BOULEVARD, INC., a Florida corporation, as general partner

By: _____

Ricardo Durán, President

NOTED 17 PM 11:25
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WRITTEN CONSENT GRANTING APPROVAL FOR USE OF NAME

FLAGLER-BOULEVARD, INC., a corporation organized and existing under the laws of the State of Florida, does hereby grant permission and approve the filing of the Certificate of Limited Partnership for FLAGLER-BOULEVARD, LTD., a Florida limited partnership. Flagler-Boulevard, Ltd. will be owned and operated by the same management and, therefore, use of the name poses no issue

Dated: May 12, 2005

FLAGLER-BOULEVARD, INC.

By: 

Ricardo Dunin,
President

REC'D 17 MAY 18 2005
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