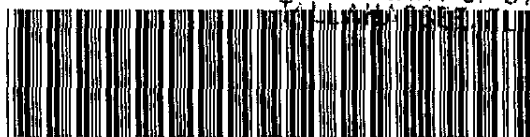


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February 24, 2006

7263-1

Department of State
Division of Corporations
Corporate Filings
P. O. Box 6327
Tallahassee, FL 32314

Re: Certificate of Limited Partnership --
Maggio Family Limited Partnership

Dear Sir or Madam:

Enclosed are the original and two duplicates of Certificate of Limited Partnership and Acceptance of Appointment of Registered Agent for the Maggio Family Limited Partnership, together with a check in the amount of \$1,000.00, payable to the Department of State, to cover the filing fee.

Please file the Certificate and return stamped copies to me in the enclosed self-addressed, postage prepaid envelope.

If you have any questions, please contact me. Thank you for your assistance in filing the document and returning the stamped copies.

Very truly yours,

E. John Lopez
E. John Lopez

EJL:dfe\H:\APPS\WP80\7263\FLA DEPT OF STATE L1.DOC

Enclosures

cc: Mr. Charles I. Maggio
Clifford M. King, Esq.
Michael R. Pender, Jr., CPA

DISCLOSURE UNDER TREASURY CIRCULAR 230: To ensure compliance with Treasury Department Regulations, we advise you that, unless expressly indicated, any federal tax advice contained in this message or any attachments cannot be used for the purpose of (i) avoiding penalties imposed by the Internal Revenue Code, or (ii) promoting, marketing, or recommending to another party any matters addressed herein.

CERTIFICATE OF
LIMITED PARTNERSHIP

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THIS CERTIFICATE OF LIMITED PARTNERSHIP is executed on Feb 21 2006, 2006, with respect to the MAGGIO FAMILY LIMITED PARTNERSHIP, pursuant to Fla. Stat. §620.1201.

1. Name. The name of this Partnership will be the MAGGIO FAMILY LIMITED PARTNERSHIP (the "Partnership").

2. Address. The street address and the mailing address of the initial designated office of the Partnership is: 3799 Flamingo Avenue, Sarasota, FL 34242.

3. Registered Agent. The name and street address of the initial registered agent required to be maintained by Fla. Stat. §620.1114 is:

Charles I. Maggio
3799 Flamingo Avenue
Sarasota, FL 34242

4. Name and Business Address of General Partner. The name and the business address of the General Partner is:

Charles I. Maggio
3799 Flamingo Avenue
Sarasota, FL 34242

5. Limited Liability Limited Partnership. The Partnership is not a limited liability limited partnership.

6. Partnership's Business. The Partnership's business is owning, developing, leasing, managing, and selling real estate, and all other related acts. The Partnership may also do all things not otherwise illegal under the laws of the State of Florida.

IN WITNESS WHEREOF, the undersigned General Partner has signed and sealed this Certificate on the day and year first above written.

MAGGIO FAMILY LIMITED PARTNERSHIP

By: Charles I. Maggio
CHARLES I. MAGGIO

General Partner

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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

ACCEPTANCE OF APPOINTMENT
OF REGISTERED AGENT

Having been named as registered agent and to accept service of process at the place designated in the foregoing document, I hereby accept the appointment as registered agent and agree to act in this capacity. I further agree to comply with the provisions of all statutes relating to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as registered agent.

DATE: Feb 20 21 2006

Charles I. Maggio

CHARLES I. MAGGIO

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