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Florida Department of State
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To: Division of Corporations
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From: Account Name : CORPDIRECT AGENTS, INC.
Account Number : 110450000714
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Email Address: dalec@keenandev.net

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FLORIDA/FOREIGN LP/LLP
VENUS INVESTMENT PROPERTIES, LTD.

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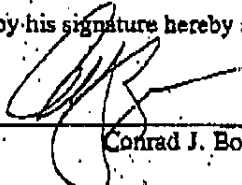
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

**CERTIFICATE OF LIMITED PARTNERSHIP
OF
VENUS INVESTMENT PROPERTIES, LTD.**

1. The name of the Limited Partnership is: VENUS INVESTMENT PROPERTIES, LTD., a Florida Limited Partnership.
2. The street and mailing address of the initial designated office of the Limited Partnership is: 1900 W. Commercial Boulevard, Suite 200, Fort Lauderdale, FL 33309, and the e-mail address of the Limited Partnership is: dale@keenandev.net
3. The name of the Registered Agent and the street address of the Registered Agent is as follows:

Conrad J. Boyle
500 East Broward Boulevard
Suite 1950
Fort Lauderdale, FL 33394

4. The Registered Agent by his signature hereby accepts designation as Registered Agent for service of process.


Conrad J. Boyle

5. The name and business address of each General Partner are as follows:

KEENAN VENUS, LLC LI-109320
1900 W. Commercial Boulevard
Suite 200
Fort Lauderdale, FL 33309

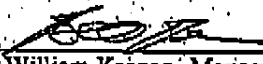
KEISER VENUS, LLC LI-109370
1900 W. Commercial Boulevard
Suite 180
Fort Lauderdale, FL 33309

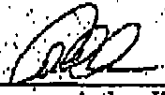
Executed this 26 day of SEPTEMBER, 2011.

Signature of all general partners:

KEENAN VENUS, LLC
a Florida limited liability company

KEISER VENUS, LLC,
a Florida limited liability company

By 
William Keenan, Manager

By 
Arthur Keiser, Manager

H11000234085 3