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FLORIDA/FOREIGN LP/LLP
QUAIL ROOST TRANSIT VILLAGE V, LTD.

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CERTIFICATE OF LIMITED PARTNERSHIP

OF

QUAIL ROOST TRANSIT VILLAGE V, LTD.

Pursuant to the Florida Revised Uniform Limited Partnership Act of 2005, the undersigned, General Partners of Quail Roost Transit Village V, Ltd., a Florida limited partnership (the "Partnership"), hereby execute and submit for filing with the Florida Department of State this Certificate of Limited Partnership, to read as follows:

1. The name of the Limited Partnership is:

QUAIL ROOST TRANSIT VILLAGE V, LTD.

2. The mailing address and street address of the Partnership currently is:

161 NW 6th Street, Suite 1020
Miami, Florida 33136

3. The name and address of the agent for service of process on the Partnership are:

Brian J. McDonough
2200 Museum Tower
150 West Flagler Street
Miami, Florida 33130

4. The name and address of the General Partners of the Partnership are:

Document No. L19000000071
Quail Roost V GP, LLC
161 NW 6th Street, Suite 1020
Miami, FL 33136

Document No. P19000001275
HEF-Quail Roost V, Inc.
437 SW 4th Avenue
Ft. Lauderdale, FL 33315


2019 NOV -5 PM 4: 08

IN WITNESS WHEREOF, the undersigned have signed this Certificate of Limited Partnership as General Partners, pursuant to the provisions of Section 620.1204 of the Florida Revised Uniform Limited Partnership Act of 2005.

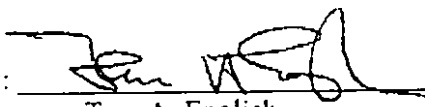
DATED: Oct. 11, 2019

GENERAL PARTNERS:

Quail Roost V GP, LLC, a Florida limited liability company

By: 
Name: Howard D. Cohen
Title: Chief Executive Officer

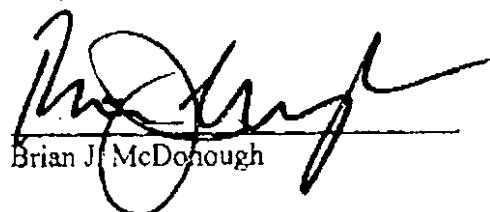
HEF-Quail Roost V, Inc., a Florida corporation

By: 
Name: Tam A. English
Title: President

ACCEPTANCE OF APPOINTMENT OF REGISTERED AGENT

I, Brian J. McDonough, hereby accept my appointment as registered agent for Quail Roost Transit Village V, Ltd., a Florida limited partnership. I further agree to comply with the provisions of all statutes relative to the proper and complete performance of my duties, and am familiar with and accept the obligations of my position as registered agent.

DATED: November 5, 2019


Brian J. McDonough

2019 Nov. - 5 P.M.