FILE ON OR BEFORE DECEMBER 31, 1998 OR LIMITED PARTNERSHIP . WILL BE SUBJECT TO REVOCATION AND \$500 PENALTY FEE

LIMITED PARTNERSHIP ANNUAL REPORT 1999



FLORIDA DEPARTMENT OF STATE

Sandra B. Mortham

Secretary of State DIVISION OF CORPORATIONS

1. Name of Limited Partnership

DOCUMENT# A25092

FILED SECRETARY OF STATE DIVISION OF CORPORATIONS

98 DEC 17 AM 9: 08

RIARWOOD OF MIDDLEBURG, LTD.			
Mailing Address	Principal Office Address	3. Date Formed or Registered	5a. Capital Contributions as Shown on record.
SAME AGUITUOIDE BLUD	TOOL CONTURING DIVIN	08/26/1087	

7865 SOUTHSIDE BLVD. JACKSONVILLE FL 32256	7865 SOUTHSIDE BLVD. JACKSONVILLE FL 32256	08/26/1987 3a. Date of Last Report	\$509,251.00	
		12/17/1997	5b. Amount of Capital Contributions in FLORIDA	
2. Mailing Address	2a. Principal Office Address	4. State or Country of Formation	to date:	
Suite, Apt. #, etc.	Sulte, Apt. #, etc.	6. FEI Number 59-2834810	Applied For Not Applicable	
City & State	City & State	59-2834610	Not Applicable	
Zip Country	Zip Country	7. Certificate of Status Desired	\$8.75 Additional Fee Required	
		8. Make check payable to: Dept. of	State (See reverse side for fee information	1)

9. Name and Address of Current Registered Agent	10. If changed, new Registered Agent/Office	
SELIGMAN, KAREN J.	Name	
7865 SOUTHSIDE BLVD.	Street Address (P.O. Box Number Is Not Acceptable)	
JACKSONVILLE FL 32256	Suite, Apt. #, etc12/24/9801079014	sit
	City *****535.00 ******535.00 FL	tai.

10a. Pursuant to the provisions of sections 620.1051 and 620.195, Florida Statutes, the above-named limited partnership organized or registered under the laws of the State of Florida, submits this statement for the purpose of changing its registered office or registered agent, or both, in the State of Florida. Such change was authorized by its general partner(s). I hereby accept the appointment of registered agent. I am familiar with, and accept the obligations of section 620.192, Florida Statutes.

SIGNATURE (Registered Agent Accepting Appointment)

A GENERAL PARTNER THAT IS A CORPORATION, LIMITED PARTNERSHIP OR OTHER BUSINESS ENTITY MUST BE REGISTERED AND ACTIVE WITH THIS OFFICE.

11. Name(s) of General Partner(s)	11a. Address of Each General Partner (Do NOT Use Post Office Box Numbers)	11b. City, State & Zip Code	11c. Registration/ Document Number
LD HOUSING PARTNERS	7865 SOUTHSIDE BLVD	JACKSONVILLE FL 32256	G95219900054
ED HOUSING FAMILIES	7000 000 1110102 11210	UNONSONVILLE 1 E SEESO	G50213300054
]		
*			
\$			

Note: General partners MAY NOT be changed on this form; an amendment must be filed to change a general partner.

12. I do hereby certify that the information supplied with this filing is voluntarily furnished and does not qualify for the exemption stated in Section 119.07(3)(k), Florida Statutes. I release the Division of Corporations from any liability of non-compliance with Section 119.07(3)(i), in the event that the information indicated on this annual report is true and accurate and that my signature shall have the same legal effects as if made under oath. I further certify that I am a General Partner of the limited partnership, receiver or trustee empowered to execute this report as required by chapter 620, Florida Statutes.

SIGNATURE