


**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 Secretary of State DIVISION OF CORPORATIONS		RECEIVED 99 FEB -9 10 3:22	
1. Name of Limited Partnership FAST FOOD PROPERTIES II LIMITED PARTNERSHIP		1a. DOCUMENT # A32497			
2. Mailing Address NEP-BROOKHILL SQ. S. P.O. BOX T CONYNGHAM, PA 18219		2a. Principal Office Address NEP-BROOKHILL SQ., S. P.O. BOX T CONYNGHAM, PA 18219		3. Date Formed or Registered 01/24/1992 3a. Date of Last Report 12/20/1997 4. State or Country of Formation PA	
Suite, Apt. #, etc. City & State Zip Country		Suite, Apt. #, etc. City & State Zip Country		5a. Capital Contributions as Shown on record \$1,540,000.00 5b. Amount of Capital Contributions in FLORIDA to date \$1,540,000.00 6. FEI Number 23-2626804 <input type="checkbox"/> Applied For <input checked="" type="checkbox"/> Not Applicable 7. Certificate of Status Desired <input type="checkbox"/> \$8.75 Additional Fee Required 8. Make check payable to: Dept. of State (See reverse side for fee information)	
9. Name and Address of Current Registered Agent HIRSH, LOUIS 4401 COCOPLUM WAY DELRAY BEACH, FL 33445			10. If changed, new Registered Agent/Office Name Street Address (P.O. Box Number Is Not Acceptable) Suite, Apt. #, etc. City		
10a. Pursuant to the provisions of sections 620.1051 and 620.192, 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) _____ DATE _____					
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) HIRSH, LOUIS ROYAL ASSOCIATES, INC.		11a. Address of Each General Partner (Do NOT Use Post Office Box Numbers) 4401 COCOPLUM WAY 4401 COCOPLUM WAY		11b. City, State & Zip Code DELRAY BEACH, FL DELRAY BEACH, FL	
				11c. Registration/Document Number P37211	
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)(k) in the event that the information supplied is deemed exempt from public access. I further certify 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 _____ DATE 2/01/99 Typed or Printed Name of General Partner Signing Form LOUIS HIRSH Daytime Telephone Number 570-788-4116					

CR2E003 (8/98)