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FROM: MURAI, WALD, BIDNO, MORENO, P.A. ACCT#: 076150002103
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NAME: FRAGA LIMITED III
AUDIT NUMBER.....H98000003389
DOC TYPE.....LIMITED PARTNERSHIP AMENDMENT
CERT. OF STATUS..0 PAGES..... 1
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FLORIDA DEPARTMENT OF STATE
Sandra B. Mortham
Secretary of State

February 19, 1998

FRAGA LIMITED III
2299 DOUGLAS RD., 4TH FLOOR
MIAMI, FL 33145

SUBJECT: FRAGA LIMITED III
REF: A32563

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We received your electronically transmitted document. However, the document has not been filed. Please make the following corrections and refax the complete document, including the electronic filing cover sheet.

The document must include the date of filing of its original certificate of limited partnership. Our records reflect the original certificate was filed on February 11, 1992. Please amend your document accordingly.

Please return your document, along with a copy of this letter, within 60 days or your filing will be considered abandoned.

If you have any questions concerning the filing of your document, please call (850) 487-6913.

Diane Cushing
Corporate Specialist

FAX Aud. #: H9800003389
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**AMENDMENT TO THE
CERTIFICATE OF LIMITED PARTNERSHIP
FOR FRAGA LIMITED III**

The Certificate of Limited Partnership for Fraga Limited III is hereby amended for the purposes hereafter set forth in accordance with Section 620.109, Florida Statutes as follows:

1. **Name of Limited Partnership:** The current name of the Limited Partnership is Fraga Limited III. The purpose of this amendment is to change the name of the Limited Partnership to FIRC Key Biscayne, Ltd.
2. **Date Certificate of Limited Partnership filed with Florida Secretary of State:** FEBRUARY 11, 1998.
3. **Florida Secretary of State Document No.** A32563.
4. **Amendment:** Paragraph 1 of the Certificate of Limited Partnership is hereby deleted in its entirety and replaced by the following:

"The name of the Limited Partnership is FIRC Key Biscayne, Ltd."

The undersigned General Partner hereby certifies that all partners of the partnership have consented to the foregoing.

Executed on this 11th day of FEBRUARY, 1998.

Witnesses:

[Signature]

FIRC MANAGEMENT, INC.

By: [Signature]
Antonio O. Fraga

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STATE OF FLORIDA)
COUNTY OF DADE) SS

The foregoing instrument was acknowledged before me this 11th day of FEBRUARY, 1998, by Antonio O. Fraga, as President of FIRC MANAGEMENT, INC., a Florida corporation, on behalf of the corporation.

This person is personally known to me or has produced _____ as identification.

NOTARY PUBLIC

[Signature]
Print Name: ROXANA QUINTANA

My Commission Expires:

PREPARED BY:
M. CRISTINA MORENO, ESQUIRE
MURAI WALD BIONDO & MORENO, P.A.
25 S.E. 2ND AVENUE, SUITE 900
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