LIMITED PARTNERSHIP ANNUAL REPORT <b>1999</b>	FLORIDA DEPART Sandra B. Secretary DIVISION OF CO	Mortham of State	FILE	D
1. Name of Limited Partnership	1a. DOCUMI A33469	ENT #	98 OCT 27 F	UF STATE E. FLORIDA
CNL INCOME FUND XIV, LT	D.			
Mailing Address	Principal Office Address	Principal Office Address		5a. Capital Contributions as Shown on record.
400 EAST SOUTH STREET. SUITE 500 ORLANDO FL 32801	400 EAST SOUTH STREET. SUITE 500 ORLANDO FL 32801		09/25/1992 3a. Date of Last Report	\$45,000,000.00
			11/03/1997 4. State or Country of Formation	5b. Amount of Capital Contributions in FLORIDA
2. Mailing Address	2a. Principal Office Address	2a. Principal Office Address		to date: \$45,000,000.00
Suite, Apt. #, etc.	Suite, Apt. #, etc.			Applied For Not Applicable
Zip Country	Zip Country		7. Certificate of Status Desired	S8.75 Additional Fee Required
			8. Make check payable to: Dept. of §	State (See reverse side for fee information)
9_ Name and Address of Curr	rent Registered Agent		10. If changed, new Registered	Agent/Office
Bourne, Robert A		Name		
400 EAST SOUTH STREET, SUITE 500		Streat Address (P.O. Box Number Is Not Acceptable)		
ORLANDO FL 32801		Suite, Apt. #, etc.		
		City		FL Zip Code
10a. Pursuant to the provisions of sections 620.1051 for the purpose of changing its registered office agent. I am familiar with, and accept the obligation	or registered agent, or both, in the State of Florid	d limited partnership orga ta. Such change was aut	anized or registered under the laws of the horized by its general partner(s). I hereby	State of Florida, submits this statement accept the appointment of registered
SIGNATURE (Registered Agent Accepting Appointment).	T IS A CORPORATION, L	IMITED PAR	DATE	R BUSINESS ENTITY
A GENERAL PARTNER THA MU	IST BE REGISTERED AN	D ACTIVE WI	TNERSHIP OR OTHE TH THIS OFFICE.	Registration/
A GENERAL PARTNER THA	IST BE REGISTERED AN	D ACTIVE WI	TNERSHIP OR OTHE	
A GENERAL PARTNER THA MU	IST BE REGISTERED AN	DACTIVE WI Partner x Numbers) 11b.	TNERSHIP OR OTHE TH THIS OFFICE.	Registration/
A GENERAL PARTNER THA MU 11. Name(s) of General Partner(s)	ST BE REGISTERED AN Address of Each General (Do NOT Use Post Office Bo	D ACTIVE WI Partner (N Numbers) 11b. OF	TNERSHIP OR OTHE TH THIS OFFICE. City, State & Zip Code RLANDO FL RLANDO FL	H87301
A GENERAL PARTNER THA MU 11. Name(s) of General Partner(s) CNL REALTY CORPORATION	IST BE REGISTERED ANI Address of Each General (Do NOT Use Post Office Bo 400 EAST SOUTH ST., #	D ACTIVE WI (Partner (XX Numbers) 11b. OF OF	TNERSHIP OR OTHE TH THIS OFFICE. City, State & Zip Code RLANDO FL RLANDO FL 400002	<b>11c.</b> Registration/ Document Number H87301 B7:34444-3 I/88010038010
A GENERAL PARTNER THA MU 11. Name(s) of General Partner(s) CNL REALTY CORPORATION SENEFF, JAMES M	Address of Each General 11a. Address of Each General (Do NOT Use Post Office Bo 400 EAST SOUTH ST., # 400 EAST SOUTH ST., #	D ACTIVE WI (Partner (XX Numbers) 11b. OF OF	TNERSHIP OR OTHE TH THIS OFFICE. City, State & Zip Code RLANDO FL RLANDO FL 400002 RLANDO FL 11/03	<b>11c.</b> Registration/ Document Number H87301 B7:34444-34 V/8801008010
A GENERAL PARTNER THA MU 11. Name(s) of General Partner(s) CNL REALTY CORPORATION SENEFF, JAMES M BOURNE, ROBERT A	IST BE REGISTERED ANI Address of Each General (Do NOT Use Post Office Bo 400 EAST SOUTH ST., # 400 EAST SOUTH ST., # 400 EAST SOUTH ST., #	DACTIVE WI I Partner IX Numbers) 11b. OF OF OF	TNERSHIP OR OTHE TH THIS OFFICE. City, State & Zip Code RLANDO FL RLANDO FL ADDODO2 RLANDO FL RLANDO FL *****5 AL	11c.   Registration/ Document Number     H87301     E 7:3:4:4:4     //9801008010     26.25     *****526.25     0 CT 2 7 1998
A GENERAL PARTNER THA MU 11. Name(s) of General Partner(s) CNL REALTY CORPORATION SENEFF, JAMES M	ST BE REGISTERED ANI   11a. Address of Each General   11a. (Do NOT Use Post Office Bo   400 EAST SOUTH ST., #   00 EAST SOUTH ST., #   00 EAST SOUTH ST., #   400 EAST SOUTH ST., #   01 EAST SOUTH ST., #   02 EAST SOUTH ST., #   03 EAST SOUTH ST., #   04 EAST SOUTH ST., #   05 Echanged on this form   with Section 119.07(3)(k) in the event that the int the filling is voluntarily furnished and does not   with Section 119.07(3)(k) in the event that the filling is ginature shall have the same legal effects as if	D ACTIVE WI I Partner I Numbers) 11b. OF OF OF OF OF augustify for the exemption ormation supplied is deer	TNERSHIP OR OTHE TH THIS OFFICE. City, State & Zip Code RLANDO FL RLANDO FL ALOCICZ RLANDO FL AL AL ent must be filed to chas a stated in Section 119.07(3)(k), Florida S med exempt from public access. I further	11c.   Registration/ Document Number     H87301     H87301
A GENERAL PARTNER THA MU 11. Name(s) of General Partner(s) CNL REALTY CORPORATION SENEFF, JAMES M BOURNE, ROBERT A	ST BE REGISTERED ANI   11a. Address of Each General   11a. (Do NOT Use Post Office Bo   400 EAST SOUTH ST., #   00 EAST SOUTH ST., #   00 EAST SOUTH ST., #   400 EAST SOUTH ST., #   01 EAST SOUTH ST., #   02 EAST SOUTH ST., #   03 EAST SOUTH ST., #   04 EAST SOUTH ST., #   05 Echanged on this form   with Section 119.07(3)(k) in the event that the int the filling is voluntarily furnished and does not   with Section 119.07(3)(k) in the event that the filling is ginature shall have the same legal effects as if	D ACTIVE WI I Partner I Numbers) 11b. OF OF OF OF OF augustify for the exemption ormation supplied is deer	TNERSHIP OR OTHE TH THIS OFFICE. City, State & Zip Code RLANDO FL RLANDO FL ALOCICZ RLANDO FL AL AL ent must be filed to chas a stated in Section 119.07(3)(k), Florida S med exempt from public access. I further	11c.   Registration/ Document Number     H87301     H87301