

Charter Number Only

6/19/95

A95000008921

FREDERIC M. KLEIN

Requester's Name  
11000 SHERIDAN ST.

Address  
Hollywood FL 33031

City State ZIP Phone

ACTION ONLY

FILED  
SECRETARY OF STATE  
DIVISION OF CORPORATIONS  
95 JUN 20 PM 12:19

CORPORATION(S) NAME

000001520660  
-06/22/95--11052--023  
\*\*\*1837.50 \*\*\*1837.50

THE ALMA ROSA.



FLORIDA  
Toll Free: 1-800-432-3028

- |   |  |   |
|---|--|---|
| <input type="checkbox"/> Profit                         | <input type="checkbox"/> Amendment       | <input type="checkbox"/> Merger                     |
| <input type="checkbox"/> NonProfit                      | <input type="checkbox"/> Dissolution     | <input type="checkbox"/> Mark                       |
| <input type="checkbox"/> Foreign                        | <input type="checkbox"/> Annual Report   | <input type="checkbox"/> Other                      |
| <input checked="" type="checkbox"/> Limited Partnership | <input type="checkbox"/> Reservation     | <input type="checkbox"/> Change of Registered Agent |
| <input type="checkbox"/> Reinstatement                  | <input type="checkbox"/> Photo Copies    | <input type="checkbox"/> Certificate Under Seal     |
| <input type="checkbox"/> Certified Copy                 | <input type="checkbox"/> Call When Ready | <input type="checkbox"/> Call If Problem            |
| <input type="checkbox"/> Walk In                        | <input type="checkbox"/> Will Wait       | <input checked="" type="checkbox"/> Pick Up         |
|   |  | <input type="checkbox"/> After 4:30                 |
|   |  | <input type="checkbox"/> Mail Out                   |

Name
Availability
Document
Examiner
Updater
Verifier
Acknowledgment
W.P. Verifier

G. TAX  
FILING  
R. AGENT FEE 1750.00  
G. COPY 35.00  
TOTAL 1785.00  
BANK  
BALANCE DUE 17837.50  
PAID

6/20/95

CERTIFICATE OF LIMITED PARTNERSHIP

OF

THE ALNA ROSA

LIMITED PARTNERSHIP #1

A Florida Limited Partnership

SECRET  
DIVISION OF INVESTIGATION  
95 JUN 20 PM 12:20

The undersigned, acting as formers of a limited partnership under the Florida Revised Uniform Partnership Act, adopt the following cortificate for such limited partnership.

1. Name. The name of this Limited Partnership is THE ALNA ROSA LIMITED PARTNERSHIP #1.

2. Business. The general character of the Partnership business shall be to own, acquire, sell and lease investment real estate and other investment property of any type, kind or description, and to conduct a general business as thereto related.

3. Principal Place of Business and Location of Records. The location of the principal place of business of the Partnership is 2500 E. Hallandale Beach Boulevard, Suite 707 Hallandale, Broward County, Florida 33009, at which place the records shall be maintained.

4. Registered Agent. The name and address of the registered agent for service for this Limited Partnership is Sibyl Brody at 2500 E. Hallandale Beach Boulevard, Suite 707, Hallandale, Florida 33009, who acknowledges by her signature hereunder, that he, she or it accepts same.

5. The General Partner. The name and business address of the General Partner is as follows:

GENERAL PARTNER

2500 Hallandale Building, Inc.

95000047502

PLACE OF BUSINESS

2500 E. Hallandale Beach Blvd.

Suite 707

Hallandale, FL 33009

6. Mailing Address. The mailing address of the Limited Partnership is 2500 E. Hallandale Beach Blvd., Suite 707, Hallandale Florida 33009.

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DIVISION OF CONSUMER AFFAIRS  
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95 JUN 20 PM 12:20

7. Term. The Partnership shall begin at the time of the filing of the certificate of Limited Partnership with the Department of State and shall liquidate and dissolve on June 1, 2020, unless sooner dissolved by law or by agreement of the parties of the parties hereto or unless extended by a majority agreement of the Partners.

8. Additional Contribution. No additional contributions of the Limited Partners have been agreed upon.

9. Return of Contributions. No Limited Partner shall be entitled to withdraw or demand the return of any part of his or her capital contribution except upon dissolution of the Partnership.

10. Profits. All annual net profits of the Partnership shall be divided among the General and Limited Partners in the same proportion as the Partner's then capital interest accounts, unless retained for Partnership investment and business activities.

11. Sale or Transfer of Interest in Partnership. A Limited Partner shall not have the right to sell or transfer his or her interest in the Partnership without the prior written consent of the partners, unless the transfer is a permitted transfer, as explained in detail by the Partnership Agreement.

12. Additional Limited Partners. The General Partners may admit additional limited partners.

13. Priority Among Limited Partners. There is no priority of one Limited Partner over another as to the contributions or compensation by way of income.

14. Continuance of Business. Upon the death, retirement or insanity of the surviving General Partner, the Partnership shall dissolve unless continued by the remaining Partners and selecting when necessary, by unanimous vote, a new successor General Partner.

15. Property Other than Cash. A Limited Partner may not demand property other than cash in return for his or her contributions.

16. Amount of Cash and Affidavit to Agreed Value and Description of Property Contributed. The Limited Partners in the

Limited Partnership have contributed their interest in the property as set forth in Schedule "B", Affidavit of the Amount of the Capital Contributions of the Limited Partners, and Any Amount Anticipated to be Contributed by the Limited Partners" attached hereto, with an agreed value of ten million dollars (\$10,000,000.00).

IN WITNESS WHEREOF, the parties have hereunder executed this Certificate on the 16th day of June, 1995 .

GENERAL PARTNER:

2500 Hallandale Building Inc.

By: Lucy R. Seyal, President

Date: June 16, 1995

SECRET  
DIVISION OF CORPORATIONS  
JUN 20 PM 12:20

Sibyl Brody

Sibyl Brody  
Registered Agent

SCHEDULE "B"  
THE ALNA ROSA LIMITED PARTNERSHIP #1

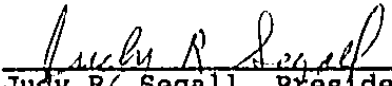
"AFFIDAVIT OF THE AMOUNT OF THE CAPITAL  
CONTRIBUTIONS OF THE LIMITED PARTNERSHIP,  
AND ANY AMOUNT ANTICIPATED TO BE CONTRIBUTED  
BY THE LIMITED PARTNERS"

FILED  
SECTION OF RECORDS  
DIVISION  
JUN 20 PM 12:20

The undersigned presents this Affidavit, given under oath, to affirm the following:

1. The amount of the capital contributions to date of the Limited Partnership of the Alna Rosa Limited Partnership #1 is one million dollars (\$1,000,000.00).

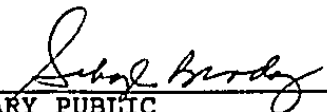
2. The amount contributed and anticipated to be contributed by the Limited Partners at this time totals ten million dollars (\$10,000,000.00).

  
\_\_\_\_\_  
Judy R. Segall, President  
of 2500 Hallandale Building, Inc.  
Dated: June 16, 1995

STATE OF FLORIDA

COUNTY OF BROWARD

The foregoing instrument was acknowledged before me this 16th day of June, 1995, by JUDY R. SEGALL, President of 2500 Hallandale Building, Inc., who is personally known to me, or, has produced the following form of identification: driver license.

  
\_\_\_\_\_  
NOTARY PUBLIC

NOTARY PUBLIC STATE OF FLORIDA  
MY COMMISSION EXP. AUG. 2, 1995  
BOWDED THRU GENERAL INS. UND.

**CR2E003 (6/95)**