

CORPORATE ACCESS, INC.  
1760 THOMASVILLE ROAD  
MILL HARBOR, FL 32103  
(404) 222-2600

Address

City/State/Zip

Phone #

*John*

Office Use Only

CORPORATION NAME(S) & DOCUMENT NUMBER(S), (if known):

1. Regency Ocean EAST Partnership, LTD.  
(Corporation Name) (Document #)

2. \_\_\_\_\_ (Corporation Name) (Document #) 9000001704849  
02/02/96--01024--001

3. \_\_\_\_\_ (Corporation Name) (Document #) \*\*\*1847.50 \*\*\*1847.50

4. \_\_\_\_\_ (Corporation Name) (Document #)

Walk in

Pick up time

1/29/96 11:00

Certified Copy

Mail out

Will wait

Photocopy

Certificate of Status

NEW FILINGS	
Profit	
NonProfit	
Limited Liability	
Domestication	
Other	

AMENDMENTS	
Amendment	
Resignation of R.A., Officer/ Director	
Change of Registered Agent	
Dissolution/Withdrawal	
Merger	

OTHER FILINGS	
Annual Report	
Fictitious Name	
Name Reservation	

REGISTRATION/QUALIFICATION	
Foreign	
Limited Partnership	
Reinstatement	
Trademark	
Other	

FILED  
SECRETARY OF STATE  
DIVISION OF CORPORATIONS

96 JAN 29 AM 10:29

RECEIVED  
DIVISION OF CORPORATIONS  
1/29/96

OVERPAYMENT -  
J. TAX CUS 8.75  
FILING 17.50 00  
R. AGENT FEE 35.00  
C. COPY 52.50  
TOTAL 1847.50  
4. BANK \_\_\_\_\_  
BALANCE DUE \_\_\_\_\_  
FEE DUE \_\_\_\_\_

1/29/96

3rc/3K

**AFFIDAVIT  
AND  
CERTIFICATE OF LIMITED PARTNERSHIP  
OF  
REGENCY OCEAN EAST PARTNERSHIP, LTD.**

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REGENCY OCEAN EAST PARTNERSHIP, LTD. (the "Partnership") hereby files with the Department of State, State of Florida, its Certificate of Limited Partnership, as follows:

SECRETARY OF STATE  
DIVISION OF CORPORATIONS  
95 JAN 29 AM 10:29

1. The name of the limited partnership is:  

REGENCY OCEAN EAST PARTNERSHIP, LTD.
2. The purpose of the Partnership is:
  - a. To acquire and own real and personal property.
  - b. To construct, develop, manage, operate, mortgage, sell, lease, invest in and otherwise deal with the personal property and real property and any improvements located thereon.
  - c. Otherwise to engage in any lawful business in which a Florida limited partnership may engage.
3. The location of the Partnership's principal place of business is in Jacksonville, County of Duval, and State of Florida, with a mailing address of Suite 200, 121 West Forsyth Street, Jacksonville, Florida 32202.
4. The street address of the initial registered office of this Partnership is 121 Atlantic Place, Suite 200, Jacksonville, Florida 32202, and the name of the initial registered agent of this Partnership at that address is Martin E. Stein, Jr..
5. The name and business address of each general partner is as follows:

RRC JV One, Inc. . P94000008515  
c/o Regency Realty Corporation  
121 West Forsyth Street, Suite 200  
Jacksonville, Florida 32202
6. The term for which the Partnership is to exist shall commence on the date of filing of this Certificate and shall continue until December 31, 2020, unless sooner dissolved and terminated as provided in the Partnership's Agreement of Limited Partnership or by law.

7. The total value of all property contributed by the limited partners is \$2,450,000.00. No further contributions of any property other than the property enumerated above, is to be made by any limited partner.

IN WITNESS WHEREOF, the general partner of REGENCY OCEAN EAST PARTNERSHIP, LTD., has hereunto set its hand and seal as of the date first above written.

RRC JV One, Inc.,  
a Florida corporation

By: *Martin E. Stein*  
Its: President, -

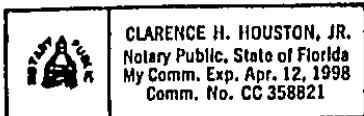
5 JAN 29 1996  
FILED  
SECRETARY OF STATE  
DIVISION OF CORPORATIONS

STATE OF FLORIDA  
COUNTY OF DUVAL

Before me, the undersigned authority personally appeared Martin E. Stein Jr., as President of RRC JV One, Inc., a Florida corporation, who being by me duly sworn says that the following is a statement of the Certificate of Limited Partnership of REGENCY OCEAN EAST PARTNERSHIP, LTD., and that he executed the same on behalf of said limited partnership. He:

(check one)  is personally known to me, or  
has produced \_\_\_\_\_ as identification.

Sworn to and subscribed before me this 26th day of January, 1996.



*Clarence H. Houston Jr.*  
\_\_\_\_\_  
Name (Please Print)  
Notary Public, State of Florida

#### ACKNOWLEDGEMENT AND ACCEPTANCE

Having been named to accept service of process for the above stated partnership, at the place designated in this certificate, I hereby accept such designation to act as registered agent, and agree to comply with the provisions of the Florida statutes relative to keeping open said office.

*Martin E. Stein Jr.*  
Martin E. Stein, Jr.