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Memorandum

To: Department of the State
From: Thomas D. Wood Jr.
Date: Wednesday, March 10, 1999
Subject: Keystone Realty Advisors III, Ltd.

300002804159-9
-03/12/99-01064-002
*****52.50 *****52.50

Please cancel the above limited partnership as soon as possible. I have enclosed the following for your files:

1. Check in the amount of \$ 52.50
2. Certificate of Cancellation

If you have any questions please call me at 305-663-3361.

Thomas D. Wood Jr.

A96000000956
Thomas D. Wood, Jr.
Keystone Realty Advisors, Inc.
4665 Ponce De Leon Blvd.
Coral Gables, FL 33146

Name	
Availability	
Document Examiner	
Updater	
Updater Verifyer	
Acknowledgement	
W. P. Verifyer	

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS
99 MAR 12 AM 11:45

**CERTIFICATE OF CANCELLATION
FOR**

KEYSTONE REALTY ADVISORS III, LTD.

(Insert name currently on file with Florida Dept. of State)

Pursuant to the provisions of section 620.113, Florida Statutes, this Florida limited partnership, whose certificate was filed with the Florida Department of State on 5/23/96, hereby submits this certificate of cancellation.

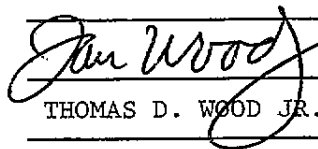
FIRST: Reason for cancellation: (State why partnership is submitting cancellation)

DISSOLUTION OF PARTNERSHP DUE TO THE SALE OF THE ONLY ASSET OF THE PARTNERSHIP

SECOND: This certificate of cancellation shall be effective at the time of its filing with the Florida Department of State.

THIRD: Signatures of all general partners:

KEYSTONE REALTY ADVISORS, INC.


THOMAS D. WOOD JR.

SECRETARY/TREASURER

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