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PRESTIGE BUREAU
LEGAL & FINANCIAL SERVICES

201 HAYS STREET
MIAMI BEACH, FL 33139
305-222-1171
305-222-1193 FAX

800-342-8086

ACCOUNT NO. : 072100000032

REFERENCE : 041034 4337904

AUTHORIZATION :

COST LIMIT : \$ 140.00

Patricia T.

ORDER DATE : August 2, 1996

ORDER TIME : 1:34 PM

ORDER NO. : 041034

CUSTOMER NO: 4337904

400001912164

CUSTOMER: Nicholas M. Daniels, Esq
THERREL BAISDEN & MEYER WEISS

Suite 500
1111 Lincoln Road
Miami Beach, FL 33139

DOMESTIC FILING

NAME: SWAN RUN, LTD.

EFFECTIVE DATE:

☐ ARTICLES OF INCORPORATION
☒ CERTIFICATE OF LIMITED PARTNERSHIP

PLEASE RETURN THE FOLLOWING AS PROOF OF FILING:

☒ CERTIFIED COPY
☐ PLAIN STAMPED COPY
☐ CERTIFICATE OF GOOD STANDING

CONTACT PERSON: GLS

EXAMINER'S INITIALS:

File 2nd

96 AUG -2 PM 3:47

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS

8/2/96
96 AUG -2 PM 3:47
SECRETARY OF STATE
DIVISION OF CORPORATIONS

**CERTIFICATE OF LIMITED PARTNERSHIP OF
SWAN RUN, LTD.**

RECEIVED
95 AUG -2 PM 3:47
FBI - MIAMI

The undersigned General Partner desiring to form a limited partnership pursuant to the Florida Revised Uniform Limited Partnership Law as set forth in Section 620.108 of the Florida Statutes, hereby states the following:

1. The name of the Partnership is SWAN RUN, LTD.
2. The address of the office of the Partnership is c/o Reuben Sorkin, 4721 University Drive, Coral Gables, Florida 33146.
3. The name and address of the agent for service of process on the Partnership is Reuben Sorkin, 4721 University Drive, Coral Gables, Florida 33146.
4. The name and business address of the corporate General Partner is as follows:
R.S. GROUP, INC.,
a Florida corporation
4721 University Drive
Coral Gables, Florida 33146

996000064809

5. The mailing address of the Partnership is: c/o Reuben Sorkin, 4721 University Drive, Coral Gables, Florida 33146.
6. The latest date upon which the Partnership shall dissolve is June 30, 2030.
7. The effective date of this Certificate of Limited Partnership shall be upon filing with the Department of State.
8. A conveyance or encumbrance of real property held in the Partnership name, and any other instrument affecting title to real property in which the Partnership has an interest shall be executed in the Partnership name by (a) Reuben Sorkin, as President of R.S. GROUP, INC., a Florida corporation, as the General Partner of SWAN RUN, LTD. or (b) an authorized corporate officer, of R.S. GROUP, INC., a Florida corporation, as General Partner of SWAN RUN, LTD.

The execution of this Certificate by the undersigned General Partner constitutes an affirmation under the penalties of perjury that the facts stated herein are true.

IN WITNESS WHEREOF, this Certificate of Limited Partnership has been executed by the General Partner of SWAN RUN, LTD. this 1st day of August, 1996.

GENERAL PARTNER

R.S. GROUP, INC., a Florida corporation

By: Reuben Sorkin
Reuben Sorkin, President

ACCEPTANCE OF APPOINTMENT AS REGISTERED AGENT

Having been named as registered agent for SWAN RUN, LTD., a Florida limited partnership (the "Partnership"), in the foregoing Certificate of Limited Partnership, I, on behalf of the Partnership, hereby agree to accept service of process for said Partnership and to comply with any and all Statutes relative to the complete and proper performance of the duties of Registered Agent.

REGISTERED AGENT

By: Reuben Sorkin
Reuben Sorkin

RND\CORP\RS-CER.LTD

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS
96 AUG -2 PM 3:47

STATE OF FLORIDA)
)
COUNTY OF DADE) SS:

AFFIDAVIT OF CAPITAL CONTRIBUTIONS

BEFORE ME, the undersigned authority, personally appeared Reuben Sorkin, as President of R.S. GROUP, INC., a Florida corporation, which is the General Partner of SWAN RUN, LTD., a Florida limited partnership, hereinafter referred to as the "Partnership", c/o Reuben Sorkin, 4721 University Drive, Coral Gables, Florida 33146, who upon being fully sworn, certified as follows:

1. The amount of capital contributions to the Partnership made by each Limited Partner is as follows:

Reuben Sorkin	\$ 990.00
4721 University Drive	
Coral Gables, Florida 33146	
Total	\$ 990.00

2. The amount of additional capital contributions anticipated to be contributed by each Limited Partner is as follows:

Reuben Sorkin	\$ -0-
4721 University Drive	
Coral Gables, Florida 33146	
Total	\$ -0-

FURTHER AFFIANT SAITH NAUGHT.

FILED
STATE
SECRETARY OF CORPORATIONS
DIVISION OF CORPORATIONS
96 AUG -2 PM 3:47

Under penalties of perjury, I declare that I have read the foregoing and that the facts alleged are true, to the best of my knowledge and belief.

GENERAL PARTNER:

R.S. GROUP, INC.,
a Florida corporation

By: Reuben Sorkin
Reuben Sorkin, President

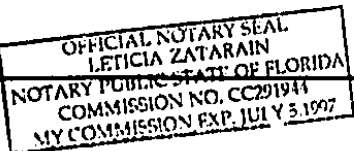
Dated: August 1, 1996

The foregoing instrument was acknowledged before me this 1st day of August, 1996, by Reuben Sorkin, President of R.S. GROUP, INC., a Florida corporation, the General Partner of the Partnership, who is personally known to me or ~~has produced~~ as identification.

Leticia Zatarain
Notary Public, State of Florida
at Large

Leticia Zatarain
Print/Type or Stamp Notary Name
Commission No. (if any) _____

My Commission Expires:



REG\CORP\RS-CAP.A77

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS
96 AUG -2 PM 3:47

A 96 00000 1449

THERREL BAISDEN & MEYER WEISS

ATTORNEYS AT LAW

111 LINCOLN ROAD MALL

SUITE 800

MIAMI BEACH, FLORIDA 33139-1401

TELEPHONE (305) 672-1921

FAX (305) 674-0807

NICHOLAS M. DANIELS
DAVID DARLOW
BETH E. ELLIS
JONATHAN FEURMAN
PETER M. LOPEZ
ELLEN ROSE
LEO ROSE, JR.
FRED R. STANTON
RICHARD A. WOOD

FRED R. BAISDEN (1903-1971)
BARON DE HIRSCH MEYER (1899-1974)
CATCHINGS THERREL (1890-1971)
MILTON WEISS (1913-1980)

November 12, 1996

**CERTIFIED MAIL
RETURN RECEIPT REQUESTED**

Secretary of State
Division of Corporations
State of Florida
Post Office Box 6327
Tallahassee, Florida 32314

800002005228--0

-11/14/96--01114--004

***1802.50 ***1802.50

Re: SWAN RUN, LTD., a Florida limited partnership
Document No. A960000444901449
Filing Date: August 2, 1996
Our File No. 960219

Gentlemen:

Enclosed herewith are two (2) original Supplemental Affidavits of Capital Contributions documents for the captioned Limited Partnership. We enclose our check in the amount of \$1,802.50 to cover the following costs:

Filing Fee for Limited Partnership	\$ 1,750.00
Certified Copy under Seal	52.50
Total	\$ 1,802.50

Please return a certified copy with your recording date acknowledging the filing of the Amended and Restated Affidavit to the undersigned. A self-addressed stamped envelope has been provided for your convenience.

FILED
96 NOV 14 35
TALLAHASSEE, FLORIDA
SECRETARY OF STATE

With kindest regards,

Very truly yours,

THERREL BAISDEN & MEYER WEISS

By: *Nicholas M. Daniels*
Nicholas M. Daniels

Name	With kindest regards,
Availability	
Document Examiner	DCC
Updater	DCC
Updater Verifier	DCC
Adm. Verifier	DCC
W. P. Verifier	DCC

increasing contributions
to \$1,163,250.00

STATE OF FLORIDA
COUNTY OF DADE

)
)
) SS:

SUPPLEMENTAL
AFFIDAVIT OF CAPITAL CONTRIBUTIONS

BEFORE ME, the undersigned authority, personally appeared Reuben Sorkin, as President of R.S. Group, Inc., a Florida corporation, which is the General Partner of SWAN RUN, LTD., a Florida limited partnership, filed August 2, 1996 (Document No. A96000001449) with the Florida Secretary of State, hereinafter referred to as the "Partnership", c/o Reuben Sorkin, 4721 University Drive, Coral Gables, Florida 33146, who upon being fully sworn, certified as follows:

1. The amount of capital contributions to the Partnership made by each Limited Partner is as follows:

Reuben Sorkin, as Trustee
of the Reuben Sorkin Living
Trust dated April 14, 1986
4721 University Drive
Coral Gables, Florida 33146

\$1,163,250.00

Total

\$1,163,250.00

2. The amount of additional capital contributions anticipated to be contributed by each Limited Partner is as follows:

Reuben Sorkin, as Trustee
of the Reuben Sorkin Living
Trust dated April 14, 1986
4721 University Drive
Coral Gables, Florida 33146

\$ -0-

Total

\$ -0-

FURTHER AFFIANT SAITH NAUGHT.

Under penalties of perjury, I declare that I have read the foregoing and that the facts alleged are true, to the best of my knowledge and belief.

GENERAL PARTNER

R.S. Group, Inc., a Florida corporation

By:

Reuben Sorkin
Reuben Sorkin, President

Dated: August 12, 1996

The foregoing instrument was acknowledged before me this 12th day of August, 1996, by Reuben Sorkin, as President of R.S. Group, Inc., a Florida corporation, the General Partner of the Partnership, who is personally known to me or has produced as identification.

Leticia Zatarain
Notary Public, State of Florida
at Large

Leticia Zatarain
Print/Type or Stamp Notary Name
Commission No. (if any) _____

My Commission Expires:

