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TODD A. STERZOT
Holland and Knight

(Requestor's Name)
315 South Calhoun Street Suite 600
(Address)
Tallahassee, Florida 32302
(City, State, Zip) (Phone #)

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

1. REGENCY REDEVELOPERS, Ltd
(Corporation Name) (Document #)
2. _____
(Corporation Name) (Document #)
3. _____
(Corporation Name) (Document #)
4. _____
(Corporation Name) (Document #)



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1:00



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Certificate of Status

NEW FILINGS	
<input type="checkbox"/>	Profit
<input type="checkbox"/>	NonProfit
<input type="checkbox"/>	Limited Liability
<input type="checkbox"/>	Domestication
<input type="checkbox"/>	Other

AMENDMENTS	
<input type="checkbox"/>	Amendment
<input type="checkbox"/>	Resignation of R.A. Officer/Director
<input type="checkbox"/>	Change of Registered Agent
<input type="checkbox"/>	Disolution/Withdrawal
<input type="checkbox"/>	Merger

OTHER FILINGS	
<input type="checkbox"/>	Annual Report
<input type="checkbox"/>	Fictitious Name
<input type="checkbox"/>	Name Reservation

REGISTRATION/ QUALIFICATION	
<input type="checkbox"/>	Foreign
<input checked="" type="checkbox"/>	Limited Partnership
<input type="checkbox"/>	Reinstatement
<input type="checkbox"/>	Trademark
<input type="checkbox"/>	Other

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R. AGENT FEE

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TOTAL

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1750.00
35.00
55.00
1837.50

Examiner's Initials

9/12/96
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CERTIFICATE OF LIMITED PARTNERSHIP

OF

REGENCY REDEVELOPERS, LTD.

a Florida limited partnership

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The undersigned, desiring to form a limited partnership pursuant to the Florida Revised Limited Partnership Act (1986), Part I, Chapter 620, Florida Statutes (the "Act"), has entered into an Agreement of Limited Partnership and hereby certifies as follows:

1. **Name.** The name of the limited partnership is as follows:

Regency Redevelopers, Ltd.

2. **Address.** The street address of the principal place of business and the mailing address for the limited partnership is as follows:

8130 Baymeadows Way West, Suite 302
Jacksonville, FL 32256

3. **Registered Agent.** The name and address of (i) the agent for service of process, required to be maintained by Section 620.105 of the Act, and (ii) the registered agent and registered office, required to be maintained by Section 620.192 of the Act, for the limited partnership are as follows:

Intrastate Registered Agent Corporation
701 Brickell Avenue, Suite 3000
Miami, FL 33131

4. **General Partner.** The name and address of the sole general partner of the limited partnership is as follows:

Baita International, Inc.
1777 Northeast Expressway, Suite 225
Atlanta, GA 30329

F94000000215

5. **Dissolution.** The latest date upon which the limited partnership is to dissolve is December 31, 2025.

WHEREFORE, this certificate has been executed by the general partner of the limited partnership in accordance with Section 620.114 of the Act on this 10th day of September, 1996.

BAITA INTERNATIONAL, INC.

By: Coen V. Purvis III
Coen V. Purvis III, Vice President

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**ACCEPTANCE OF DESIGNATION AS REGISTERED AGENT
AND AGENT FOR SERVICE OF PROCESS**

The undersigned, having been designated the Agent for Service of Process, pursuant to Section 620.105, Florida Statutes, and Registered Agent, pursuant to Section 620.192, Florida Statutes, of REGENCY REDEVELOPERS, LTD., a limited partnership to be formed concurrently herewith under the Florida Revised Uniform Limited Partnership Act (1986), does hereby accept such designation and the obligations provided for in Section 620.105 and 620.192, Florida Statutes.

**INTRASTATE REGISTERED AGENT
CORPORATION**

By: Donald W. Wallis
Donald W. Wallis, Vice President

Dated: September 10, 1996

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AFFIDAVIT OF CAPITAL CONTRIBUTIONS

The undersigned, BAITA INTERNATIONAL, INC., who is the sole general partner of REGENCY REDEVELOPERS, LTD., a Florida limited partnership (the "Partnership"), certify as follows:

1. The aggregate amount of the initial capital contributions of the limited partners of the Partnership is \$2,000,000.00.
2. No additional amount is anticipated to be contributed to the capital of the Partnership by any of the limited partners of the Partnership.

This 10th day of September, 1996.

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

BAITA INTERNATIONAL, INC.

By: 

Coen V. Purvis III, Vice President

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Document	Examiner
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Updater	Verifier
Acknowledgment	
W. P. Verifier	

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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

**SUPPLEMENTAL AFFIDAVIT OF CAPITAL CONTRIBUTIONS FOR A
FLORIDA LIMITED PARTNERSHIP**

The undersigned general partners of Regency Redevelopers, Inc.

Florida Limited Partnership, executed this supplemental affidavit filed pursuant to section 620.112,
Florida Statutes.

The total amount of the capital contributions of the limited partners is: \$ 2,096,687.39.

This 13th day of December, 19 96.

FURTHER AFFIANT SAYETH NOT.

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

General Partner(s)


Reto J. Schneider, President

Baita International, Inc.

Fees:

\$7 per \$1000, based on additional
contributions

Minimum \$ 52.50

Maximum \$1750.00