

A970000001478

ARC PROPERTIES, INC.

1401 BROAD STREET
CLIFTON, NEW JERSEY 07013

PHONE 973 249-1000

FAX 973 249-1001

WWW.ARCPROPERTIES.COM

AFFILIATES:

ARC INTERNATIONAL FUND

ARC CORPORATE REALTY TRUST

2/20

January 24, 2002

A97-1478

FILED

Florida Dept. of State
Division of Corporations
409 East Gaines St.
Tallahassee, FL 32399

Cancel

700004844317--3
-01/30/02--01035--015
*****35.00 *****38.00
35.00

Re: Aventura-207 Investors, Ltd, a Florida Limited Partnership

Dear Sir/Madam:

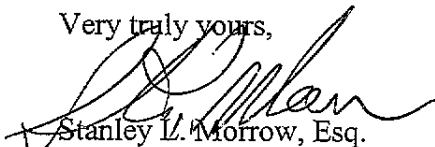
700004844317--3
-02/21/02--01002--015
*****17.50 *****17.50

Enclosed is an original, together with two (2) copies of a Certificate of Cancellation relative to the above-captioned matter. I have also enclosed a check in the amount of \$35.00 for the filing fee.

Would you kindly file the enclosed Certificate, returning a filed copy to me in the enclosed, postage prepaid envelope.

Thank you for your courtesy and cooperation in this matter.

Very truly yours,


Stanley L. Morrow, Esq.
General Counsel

ck (Enclosures)

FILED
02 FEB 20 PM 4:27
SECRETARY OF STATE
TALLAHASSEE, FLORIDA





FLORIDA DEPARTMENT OF STATE
Katherine Harris
Secretary of State

February 5, 2002

STANLEY L. MORROW, ESQ.
ARC PROPERTIES, INC.
1401 BROAD STREET
CLIFTON, NJ 07013

SUBJECT: AVENTURA-207 INVESTORS, LTD.
Ref. Number: A97000001478

We have received your document for AVENTURA-207 INVESTORS, LTD. and your check(s) totaling \$35.00. However, the document has not been filed and is being retained in this office for the following:

The fee to file the Certificate of Cancellation is \$52.50.

There is a balance due of \$17.50.

Please return a copy of this letter, within 60 days or your filing will be considered abandoned.

If you have any questions concerning the filing of your document, please call (850) 245-6967.

Michelle Hodges
Document Specialist

Letter Number: 002A00007048

CERTIFICATE OF CANCELLATION

AVENTURA-207 INVESTORS, LTD., A FLORIDA LIMITED PARTNERSHIP

The undersigned general partner, in order to dissolve a limited partnership pursuant to the Florida Uniform Limited Partnership Act as set forth in Chapter 620.113, hereby certifies the following:

1. Name of Limited Partnership. The name of the Partnership is as follows:

Aventura-207 Investors, Ltd.

2. Date of filing of the Limited Partnership:
The date of filing of the Certificate of Limited Partnership is as follows:

July 3, 1997, Document Number A97000001478

3. Reason for filing the Certificate of Cancellation:

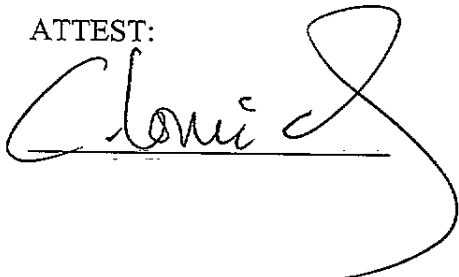
The reason for filing the Certificate of Cancellation is that the affairs of the Partnership are concluded and is no longer transacting business.

4. Effective Date of Cancellation:

The effective date of cancellation is upon the filing of the Certificate of Cancellation.

IN WITNESS WHEREOF, this Certificate of Cancellation has been executed by Robert J. Ambrosi, as President of Aventura-207 Investors/GP, Inc., a Florida Corporation, as General Partner of Aventura-207 Investors, Ltd. This 24 day of January 2002.

ATTEST:



Aventura-207 Investors/GP, Inc.
A Florida Corporation, General
Partner of Aventura-207 Investors
Ltd., a Florida Limited Partnership

By: 

Robert J. Ambrosi, President

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

02 FEB 20 PM 4:27

FILED

State of New Jersey]

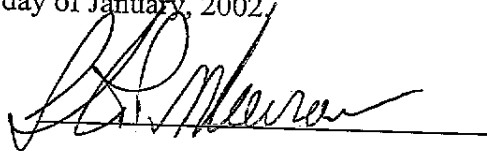
:SS:

County of Passaic]

BEFORE ME, the undersigned officer, a Notary Public authorized to administer oaths and to take acknowledgements in and for the State and County set forth above, personally appeared Robert J. Ambrosi, President of Aventura-207 Investors/GP, Inc. general partner of Aventura-207 Investors, Ltd., known to me and known by me to be the person who executed the foregoing instrument, and he acknowledged to me and before me that he executed this Instrument as General Partner of said partnership.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, in the State and County aforesaid, this 24 day of January, 2002.

STANLEY L. MORROW
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires Oct. 26, 1994



Notary Public
My commission expires: