

FILE OR BEFORE DECEMBER 31, 1998 OR LIMITED PARTNERSHIP
WILL BE SUBJECT TO REVOCATION AND \$500 PENALTY FEE

LIMITED PARTNERSHIP
ANNUAL REPORT
1999



FLORIDA DEPARTMENT OF STATE
Sandra B. Mortham
Secretary of State
DIVISION OF CORPORATIONS

FILED

98 DEC 21 AM 11:24

SECRETARY OF STATE
TALLAHASSEE, FLORIDA



1. Name of Limited Partnership	1a. DOCUMENT # A98000000659
--------------------------------	--------------------------------

HIAWASSEE OAKS APARTMENTS, LTD.

Mailing Address 5015 SOUTH FLORIDA AVENUE, 2ND FLOOR LAKELAND FL 33813	Principal Office Address 5015 SOUTH FLORIDA AVENUE, 2ND FLOOR LAKELAND FL 33813	3. Date Formed or Registered 03/09/1998	5a. Capital Contributions as Shown on record. \$10,000.00
2. Mailing Address	2a. Principal Office Address	3a. Date of Last Report	5b. Amount of Capital Contributions in FLORIDA to date:
Suite, Apt. #, etc.	Suite, Apt. #, etc.	4. State or Country of Formation FL	6. FEI Number 59-3498246
City & State	City & State	7. Certificate of Status Desired <input checked="" type="checkbox"/> \$8.75 Additional Fee Required	<input type="checkbox"/> Applied For <input type="checkbox"/> Not Applicable
Zip	Country	8. Make check payable to: Dept. of State (See reverse side for fee information)	

9. Name and Address of Current Registered Agent MAXWELL, LAWRENCE T 5015 SOUTH FLORIDA AVENUE, 2ND FLOOR LAKELAND FL 33813	10. If changed, new Registered Agent/Office Name Street Address (P.O. Box Number Is Not Acceptable) Suite, Apt. #, etc. City FL Zip Code
---	---

10a. Pursuant to the provisions of sections 620.1051 and 620.192, Florida Statutes, the above-named limited partnership organized or registered under the laws of the State of Florida, submits this statement for the purpose of changing its registered office or registered agent, or both, in the State of Florida. Such change was authorized by its general partner(s). I hereby accept the appointment of registered agent. I am familiar with, and accept the obligations of section 620.192, Florida Statutes.

SIGNATURE (Registered Agent Accepting Appointment) _____ DATE _____

**A GENERAL PARTNER THAT IS A CORPORATION, LIMITED PARTNERSHIP OR OTHER BUSINESS ENTITY
MUST BE REGISTERED AND ACTIVE WITH THIS OFFICE.**

11. Name(s) of General Partner(s) A & M BUSINESS PROPERTIES, I	11a. Address of Each General Partner (Do NOT Use Post Office Box Numbers) 5015 SOUTH FLORIDA AV	11b. City, State & Zip Code LAKELAND FL 33813	11c. Registration/ Document Number P29845
---	---	--	---

400002732744--0
-01/07/99--01010--011
****167.50 ****167.50
AL JAN 5 - 1999

Note: General partners MAY NOT be changed on this form; an amendment must be filed to change a general partner.

12. I do hereby certify that the information supplied with this filing is voluntarily furnished and does not qualify for the exemption stated in Section 119.07(3)(k), Florida Statutes. I release the Division of Corporations from any liability of non-compliance with Section 119.07(3)(k) in the event that the information supplied is deemed exempt from public access. I further certify that the information indicated on this annual report is true and accurate and that my signature shall have the same legal effects as if made under oath. I further certify that I am a General Partner of the limited partnership, receiver or trustee empowered to execute this report as required by chapter 620, Florida Statutes.

SIGNATURE

Lawrence T. Maxwell

Lawrence T. Maxwell

DATE

12/15/98

(941) 647-1581

Typed or Printed Name of General Partner Signing Form

Daytime Telephone Number

CR2E003 (8/98)