

A98000001987



THE UNITED STATES
CORPORATION
COMPANY

ACCOUNT NO. : 072100000032

REFERENCE : 937993 8690A

AUTHORIZATION :

COST LIMIT : \$ PPD

FILED
98 AUG 24 AM 8:46
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

ORDER DATE : August 24, 1998

ORDER TIME : 1:56 PM

CM

ORDER NO. : 937993-005

CUSTOMER NO: 8690A

300002623553--8
-08/24/98--01078--023
*****37.50 *****37.50

CUSTOMER: Gary Korn, Esq
BEDZOW KORN BROWN WOLFE &
LIPTON, P.A.
P. O. Box 8020

Hallandale, FL 33008

300002623553--8
-08/24/98--01078--024
***1800.00 ***1800.00

DOMESTIC FILING

NAME: MORTGAGE INVESTMENT GROUP 19,
LTD.

EFFECTIVE DATE:

XX ARTICLES OF INCORPORATION
 CERTIFICATE OF LIMITED PARTNERSHIP

PLEASE RETURN THE FOLLOWING AS PROOF OF FILING:

XX CERTIFIED COPY.
 PLAIN STAMPED COPY
 CERTIFICATE OF GOOD STANDING

CONTACT PERSON: Christopher Smith

EXAMINER'S INITIALS:

RECEIVED
98 AUG 24 PM 2:47
DIVISION OF CORPORATION

**CERTIFICATE OF LIMITED PARTNERSHIP
OF
MORTGAGE INVESTMENT GROUP 19, LTD.**

WE, the undersigned, desiring to form a Limited Partnership, and pursuant to the Florida Revised Uniform Limited Partnership Act as set forth in Sections 620.101 et seq., of the Florida Statutes, do hereby certify:

1. The name of the entity under which such Limited Partnership is to be conducted is MORTGAGE INVESTMENT GROUP 19, LTD.

2. The address of the office of the Limited Partnership is 307 South 21st Avenue, Hollywood, Florida 33020.

3. The agent for service of process upon the Limited Partnership is HARVEY BIRDMAN, whose address is 307 South 21st Avenue, Hollywood, Florida 33020.

^{L98-823} 4. The name and business address of the sole general partner of the Limited Partnership is DAYTONA INN, L.C., a Florida limited liability company, 307 South 21st Avenue, Hollywood, Florida 33020.

5. The name and business address of the sole limited partner of the Limited Partnership is GARY A. KORN, Trustee, 20803 Biscayne Boulevard, Aventura, Florida 33180.

6. The mailing address of the Limited Partnership is 307 South 21st Avenue, Hollywood, Florida 33020.

7. The latest date upon which the Limited Partnership is to dissolve is January 1, 2010.

DATED this 20th day of August, 1998

GENERAL PARTNER:

DAYTONA INN L.C., a Florida limited liability company

By: 

HARVEY BIRDMAN, Managing Member

LIMITED PARTNER:


GARY A. KORN, Trustee

STATE OF FLORIDA)
) SS:
COUNTY OF DADE)

The foregoing instrument was acknowledged before me this 20 day of August, 1998, by HARVEY BIRDMAN, as Managing Member of DAYTONA INN, L.C., a Florida limited liability company, who is personally known to me and who did take an oath.

My Commission Expires:



Kenya Rosado
Notary Public, State of Florida

Print Name: Kenya Rosado

STATE OF FLORIDA)
) SS:
COUNTY OF DADE)

The foregoing instrument was acknowledged before me this 20 day of August, 1998, by GARY A. KORN, Trustee who is personally known to me and who did take an oath.

My Commission Expires:



Kenya Rosado
Notary Public, State of Florida

Print Name: Kenya Rosado

ACCEPTANCE OF DESIGNATION AS REGISTERED AGENT

I hereby accept the designation of Registered Agent as set forth in this Certificate of Limited Partnership for MORTGAGE INVESTMENT GROUP 19, LTD., a Florida Limited Partnership.

Harvey Birdman
HARVEY BIRDMAN,
Registered Agent

AFFIDAVIT

STATE OF FLORIDA)
) SS:
COUNTY OF DADE)

BEFORE ME, the undersigned authority, personally appeared HARVEY BIRDMAN ("Affiant"), who being first duly sworn, upon oath, states as follows:

1. That Affiant is the Managing Member of DAYTONA INN, L.C., a Florida limited liability company (the "Company"), and is duly authorized to execute this Affidavit on behalf of the Company.

2. That the Company is the sole general partner of MORTGAGE INVESTMENT GROUP 19, LTD., a Florida Limited Partnership (the "Limited Partnership") and GARY A. KORN, Trustee is the sole limited partner of the Limited Partnership.

3. That the amount of the capital contribution of the sole limited partner and the amount anticipated to be contributed by the sole limited partner is as follows:

Amount contributed: \$ 100.00

Amount anticipated
to be contributed \$1,499,900.00

FURTHER AFFIANT SAYETH NOT.

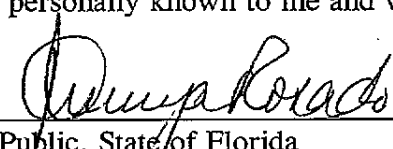


HARVEY BIRDMAN -- Affiant

SWORN TO, ACKNOWLEDGED AND SUBSCRIBED before me this 20 day of August, 1998, by HARVEY BIRDMAN, Affiant, who is personally known to me and who did take an oath.

My Commission Expires:





Notary Public, State of Florida

Print Name: Kenya Rosado