

FILE ON OR BEFORE DECEMBER 31, 1996 OR PARTNERSHIP
WILL BE SUBJECT TO REVOCATION AND \$500 PENALTY FEE

LIMITED PARTNERSHIP
ANNUAL REPORT
1997



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

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS

96 DEC 26 AM 11:30

12/13



1. Name of Limited Partnership	1a. DOCUMENT # B93000000540
LENNAR METRO D.C. PARTNERS LIMITED PARTNERSHIP	

Mailing Address 760 NW 107TH AVE., SUITE 400 MIAMI FL 33172		Principal Office Address 760 NW 107TH AVE., SUITE 400 MIAMI FL 33172		3. Date Formed or Registered 12/08/1993	5a. Capital Contributions as Shown on record \$29,600,000.00
				3a. Date of Last Report 01/08/1996	5b. Amount of Capital Contributions in FLORIDA to date:
2. Mailing Address		2a. Principal Office Address		4. State or Country of Formation DE	
Suite, Apt. #, etc.		Suite, Apt. #, etc.		6. FEI Number 65-0451356	<input type="checkbox"/> Applied For <input type="checkbox"/> Not Applicable
City & State		City & State		7. Certificate of Status Desired <input type="checkbox"/>	\$8.75 Additional Fee Required
Zip Country		Zip Country		8. Make check payable to: Dept. of State (See reverse side for fee information)	

9. Name and Address of Current Registered Agent	10. If changed, new Registered Agent/Office	
LENNAR METRO HOLDINGS, INC. 760 NW 107TH AVE., SUITE 400 MIAMI FL 33172	Name	
	Street Address (P.O. Box Number is Not Acceptable)	
	Suite, Apt. #, etc.	
	City	FL

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)	11a. Address of Each General Partner (Do NOT Use Post Office Box Numbers)	11b. City, State & Zip Code	11c. Registration/ Document Number
LENNAR METRO HOLDINGS, INC.	760 NW 107TH AVE., SU	MIAMI FL 33172	P93000082179
MS METRO D.C. PARTNERS, INC.	1251 AVENUE OF THE AM	NEW YORK NY 10020	F93000005567
000002048160--2 -01/07/97--01089--025 ****576.25 ****576.25			

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. **By: Lennar Metro Holdings, Inc., a general partner**

SIGNATURE

Thomas F. Nealon III

DATE **12-18-96**

Typed or Printed Name of General Partner Signing Form **Thomas F. Nealon III, Assistant Secretary** Daytime Telephone Number **305-220-4300**