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FILED  
May 16 1997 8:00am  
Secretary of State

PROFIT  
CORPORATION  
ANNUAL REPORT  
1997



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

DOCUMENT # F94000006512 (7)

1. Corporation Name  
SFERS IX REALTY CORPORATION

Principal Place of Business  
1 CALIFORNIA ST  
SUITE 1400  
SAN FRANCISCO CA 94111-5415  
US

Mailing Address  
1 CALIFORNIA ST  
SUITE 1400  
SAN FRANCISCO CA 94111-5415  
US



2. Principal Place of Business

2a. Mailing Address

21 Suite, Apt. #, etc.

26 Suite, Apt. #, etc.

22 City & State

27 City & State

23 Zip

Country

28 Zip

Country

24 25 29 30

9. Name and Address of Current Registered Agent

CT CORPORATION SYSTEM  
1200 SOUTH PINE ISLAND ROAD  
PLANTATION FL 33324

3. Date Incorporated or Qualified  
12/20/1994

3a. Date of Last Report  
04/09/1996

4. FEI Number  
94-3214197

Applied For  
Not Applicable

5. Certificate of Status Desired

\$8.75 Additional  
Fee Required

6. Election Campaign Financing  
Trust Fund Contribution

\$5.00 May Be  
Added to Fees

8. This corporation has liability for intangible tax under s. 199.032,  
Florida Statutes

Yes No

10. Name and Address of New Registered Agent

81 Name

82 Street Address (P.O. Box Number is Not Acceptable)

83

84 City

FL

85 Zip Code

11. Pursuant to the provisions of Sections 607.0502 and 607.1508, Florida Statutes, the above-named corporation 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 the corporation's board of directors. I hereby accept the appointment as registered agent. I am familiar with, and accept the obligations of, Section 607.0505, Florida Statutes.

SIGNATURE

Signature: typed or printed name of registered agent and title if applicable

(NOTE: Registered Agent signature required when reinstating)

DATE

12. OFFICERS AND DIRECTORS

TITLE D BENNETT, W. VERNON JR. DELETE  
NAME  
STREET ADDRESS 1 CALIFORNIA ST SUITE 1400  
CITY-ST-ZIP SAN FRANCISCO CA

TITLE DP FIDAMAN, ROBERT A. DELETE  
NAME  
STREET ADDRESS 1 CALIFORNIA ST SUITE 1400  
CITY-ST-ZIP SAN FRANCISCO CA

TITLE V ARCHIBALD, CARROLL H. DELETE  
NAME  
STREET ADDRESS 1 CALIFORNIA ST SUITE 1400  
CITY-ST-ZIP SAN FRANCISCO CA

TITLE EVCS HOWERTON, HERMAN H. DELETE  
NAME  
STREET ADDRESS 1 CALIFORNIA ST SUITE 1400  
CITY-ST-ZIP SAN FRANCISCO CA

TITLE EVT GIUSTI, MARGOT M. DELETE  
NAME  
STREET ADDRESS 1 CALIFORNIA ST SUITE 1400  
CITY-ST-ZIP SAN FRANCISCO CA

TITLE DEV ZUZACK, RONALD E. DELETE  
NAME  
STREET ADDRESS 1 CLAIORNA STREET  
CITY-ST-ZIP SAN FRANCISCO CA

13. ADDITIONS/CHANGES TO OFFICERS AND DIRECTORS IN 12

11 TITLE DCCFOT Change Addition  
12 NAME Finelli, William A.  
13 STREET ADDRESS One North Broadway, Suite 500  
14 CITY-ST-ZIP White Plains, NY

21 TITLE AVPACAS Change Addition  
22 NAME Chapro, Karen K.  
23 STREET ADDRESS One North Broadway, Suite 500  
24 CITY-ST-ZIP White Plains, NY 10601

31 TITLE DPCEO Change Addition  
32 NAME Zuzack, Ronald E.  
33 STREET ADDRESS One California Street, Suite 1400  
34 CITY-ST-ZIP San Francisco, CA 94111

41 TITLE VPGCS Change Addition  
42 NAME  
43 STREET ADDRESS  
44 CITY-ST-ZIP

51 TITLE AT Maxwell, Robert D. Change Addition  
52 NAME  
53 STREET ADDRESS One California Street, Suite 1400  
54 CITY-ST-ZIP San Francisco, CA 94111

61 TITLE DPCEO Change Addition  
62 NAME  
63 STREET ADDRESS  
64 CITY-ST-ZIP

14. I do hereby certify that the information supplied with this filing does not qualify for the exemption stated in Section 119.07(3)(i), Florida Statutes. I further certify that the information indicated on this annual report or supplemental annual report is true and accurate and that my signature shall have the same legal effect as if made under oath; that I am an officer or director of the corporation or the receiver or trustee empowered to execute this report as required by Chapter 607, Florida Statutes; and that my name appears in Block 12 or Block 13 if changed, or on an attachment with an address.

SIGNATURE:

SIGNATURE AND TYPED OR PRINTED NAME OF SIGNING OFFICER OR DIRECTOR

4/23/97

4/5/673-2000  
Daytime Phone #

CR2E034 (9/96)