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To:

Division of Corporations
Fax Number : (850) 205-0383

From:

Account Name : EMPIRE CORPORATE KIT COMPANY
Account Number : 072450003255
Phone : (305) 634-3694
Fax Number : (305) 633-9696

LIMITED LIABILITY DISSOLUTION

BROADWAY REALTY INVESTORS, L.L.C.

Certificate of Status	0
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**ARTICLES OF DISSOLUTION
FOR
A FLORIDA LIMITED LIABILITY COMPANY**

1. The name of the limited liability company is Broadway Realty Investors, LLC.
2. The effective date of the limited liability company's dissolution is February 24, 2004.
3. A description of the occurrence that resulted in the limited liability company's dissolution pursuant to Section 608.441, Florida Statutes.

The company was dissolved by unanimous decision of all members.

4. All debts, obligations and liabilities of the limited liability company have been paid or discharged.
5. All remaining property and assets have been distributed among its members in accordance with their respective rights and interests.
6. There are no suits pending against the company in any court.

Signatures of the members having the same percentage of membership interests necessary to approve the dissolution:

Penny H. Fischer
Penny H. Fischer, Sole Member

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