2007 LIMITED LIABILITY COMPANY ANNUAL REPORT

DO NOT WRITE IN THIS SPACE

DOCUMENT # M04000003296

1. Entity Name QRS 11-12 (FL), LLC



FILED Apr 30, 2007 08:00 Al Secretary of State

Principal Place of Business

Mailing Address

50 ROCKEFELLER PLAZA, 2ND FLOOR NEW YORK, NY 10020 50 ROCKEFELLER PLAZA, 2ND FLOOR NEW YORK, NY 10020

01172007 No Chg-LLC

CR2E083 (11/05)

4. FEI Number 20-1440340

Applied For Not Applicable

5. Certificate of Status Desired

\$5.00 Additional Fee Required

6. Name and Address of Current Registered Agent

CORPORATION SERVICE COMPANY 1201 HAYS STREET TALLAHASSEE, FL 32301-2525

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		and the second s	
	bove named entity submits this statement for the purpose of cha oligations of registered agent.	anging its registered office or registered agent, or both, in the S	ate of Florida, I am familiar with, and accept
SIGNATU	JRE		
	Signature, typed or printed name of registered agent and title it applicable.	(NOTE Registered Agent signature required when reinstating)	DATE
	Filing Fee is \$50.00 Due by May 1, 2007		
9.	MANAGING MEMBERS/MANAGERS	•	•
TITLE	MGR		
NAME	W. P. CAREY & CO. LLC		_

STREET ADDRESS 50 ROCKEFELLER PLAZA, 2ND FLOOR NEW YORK, NY 10020 CITY-ST-ZIP TITLE NAME STREET ADDRESS CITY-ST-ZIP TITLE STREET ADDRESS CITY-ST-ZIP

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U00000743162 05/15/07-80099-002 50.00

11. I hereby certify that the information supplied with this filling does not qualify for the exemptions contained in Chapter 119, Florida Statutes. I further certify that the information indicated on this report is true and accurate and that my signature shall have the same legal effect as if made under oath; that I am a managing member or manager of the limited liability company or the receiver or trustee empowered to execute this report as required by Chapter 608, Florida Statutes.

By: W.P. Carey & co. U.C.

SIGNATURE: By: Owen wong, assubant housever

BY: W.P. CAREY & CO. LLC, MGR

BY: ANSON S. WONG, ASSISTANT TREASURER

4/24/2007

212-492-1100

SIGNATURE AND TYPED OR PRINTED NAME OF SIGNING MANAGING MEMBER, OR AUTHORIZED REPRESENTATIVE

,

Dayume Phone #