

SECURITIES AND EXCHANGE COMMISSION

FORM 8-K

Current report filing

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FILER

SUPER 8 MOTELS II LTD

CIK: **316554** | IRS No.: **942574309** | State of Incorpor.: **CA** | Fiscal Year End: **0930**
Type: **8-K** | Act: **34** | File No.: **000-09218** | Film No.: **99573985**
SIC: **7011** Hotels & motels

Mailing Address

*2030 J STREET
2030 J STREET
SACRAMENTO CA 95814*

Business Address

*2030 J ST
SACRAMENTO CA 95814
9164429183*

SECURITIES AND EXCHANGE COMMISSION

Washington, D.C. 20549

FORM 8-K

CURRENT REPORT

Pursuant to Section 13 or 15(d) of the Securities Exchange Act of 1934

Date of Report (Date of earliest event reported): March 24, 1999

Super 8 Motels II, Ltd., a California limited partnership
(Exact name of registrant as specified in its charter)

California	0-9218	94-2574309
(State or other jurisdiction of incorporation)	(Commission File Number)	(IRS Employer Identification No.)

2030 J Street, Sacramento, CA 95814
(Address of principal executive offices) (Zip Code)

Registrant's telephone number, including area code: 916-442-9183

N/A
(Former name or former address, if changed since last report)

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Item 2. ACQUISITION OR DISPOSTION OF ASSETS.

On March 24, 1999, the Partnership sold its motel and related assets located in Santa Rosa, California for cash in the amount of \$2,200,000. The purchase price is equal to the appraised fair market value of the motel as of January 1, 1998 as determined by an independent appraiser. The property was purchased by Tiburon Hospitality LLC, a California limited liability company in which Mark Grotewohl has a 50% profits interest. Mark Grotewohl is the son of the two owners of the registrant's general partner.

Item 7. FINANCIAL STATEMENTS AND EXHIBITS.

a. Financial statements of businesses acquired.

Inapplicable.

b. Pro forma financial information.

To be provided upon availability.

c. Exhibits.

10.1 Purchase and Sale Agreement dated as of April 30, 1998, previously filed as Exhibit 10.1 to Amendment No. 4 to the Schedule 14A filed by the registrant on November 2, 1998, is hereby incorporated as an exhibit herein by this reference.

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SIGNATURES

Pursuant to the requirements of the Securities Exchange Act of 1934, the registrant has duly caused this report to be signed on its behalf by the undersigned hereunto duly authorized.

SUPER 8 MOTELS II, LTD.,
a California limited partnership

Date: March 26, 1999

By: Grotewohl Management Services, Inc.,
General Partner

By: /s/ Philip B. Grotewohl
Philip B. Grotewohl,
President

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