

Recording \$ 10.50
Doc Stamps \$ 962.50
Total \$ 973.00

92105575

OFFICIAL RECORDS
BOOK 2433 PAGE 1531

THIS INSTRUMENT PREPARED
BY / PLEASE RETURN TO:

DAVID A. DUNKIN
DAVID A. DUNKIN, P.A.
ATTORNEY AT LAW
170 WEST DEARBORN STREET
ENGLEWOOD, FL 34223

Reserved For Use By Clerk of Court

**WARRANTY DEED
(STATUTORY FORM - SECTION 689.02 F.S.)**

THIS INDENTURE, made this 15th day of September, 1992, between David A. Dunkin, Joseph S. Chirillo and James F. Blem, General Partners of M.A.A. Properties, a Florida General Partnership, of the County of Sarasota, State of Florida, GRANTOR*, and E. FRED THEIS, JR., P.A., a Florida Corporation, whose post office address is 170 West Dearborn Street, Englewood, FL 34223, GRANTEE*.

WITNESSETH that said Grantor, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in Sarasota County, Florida, to wit:

Unit 2, 170 Dearborn Condominium, per condominium recorded in Condominium Book 29, at Pages 41 and 41A, and per Declaration of Condominium recorded in Official Records Book 2430 at Pages 2631 through 2662, both in the Public Records of Sarasota County, Florida.

Subject to easements, restrictions and reservations of record and taxes for the year 1992.

and said Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

(*Grantor" and "Grantee" are used for singular and plural, as the context requires.)

IN WITNESS WHEREOF, Grantor has hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Mary Lou Finch
MARY LOU FINCH

Cynthia Rae Warner
CYNTHIA RAE WARNER

David A. Dunkin
DAVID A. DUNKIN

Joseph S. Chirillo
JOSEPH S. CHIRILLO

James F. Blem
JAMES F. BLEM

TRANS NUM:00176130
DOC STAMPS PD: \$962.50
INTANG. TAX PD: \$.00
KAREN E RUSHING SARASOTA CO.
BY: [Signature] D.C.

STATE OF FLORIDA
COUNTY OF SARASOTA

I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgements, personally appeared David A. Dunkin, Joseph S. Chirillo and James F. Blem, to me personally known to me to be the person(s) described in and who executed the foregoing instrument and acknowledged before me that they executed the same.

WITNESS my hand and official seal in the County and State last aforesaid, this 15TH day of September, 1992.

Cynthia Rae Warner
NOTARY PUBLIC

My Commission Expires:



Official Seal
CYNTHIA RAE WARNER
Notary Public State of Florida
My Comm Expires January 31, 1994
No. AA745357

RECORDED IN OFFICIAL
RECORDS
RECORD VERIFIED
92 SEP 16 AM 11:40
KATHLEEN E. ROSS
CLERK OF CIRCUIT COURT
SARASOTA COUNTY, FL