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TRANS NUM: 08284782  
DOC STAMPS PD: \$.70  
INTANG. TAX PD: \$.00  
KAREN E RUSHING, SARASOTA CO.  
BY: *J. Mell* D.C.

Parcel ID No.: 79060033

•• OFFICIAL RECORDS ••  
BOOK 2605 PAGE 2129

**QUITCLAIM DEED**

This Quitclaim Deed, executed this 26<sup>th</sup> day of January, 1994 by Fred Hollingsworth III and Diana L. Hollingsworth, First Party, to Diana L. Kahlenberg [Soc. Sec. No.: XXXXXXXXXX], Second Party, whose post office address is 100 Ocean Place, Sarasota, Florida 34231:

Witnesseth, That the said First Party, for and in consideration of the sum of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration, in hand paid by the said Second Party, the receipt of which is hereby acknowledged, does hereby remise, release, and quit-claim unto the said Second Party forever, all the right, title, interest, claim, and demand which the said First Party has in and to the following described lot, piece, or parcel of land, situate, lying, and being in the County of Sarasota, State of Florida, to-wit:

Lot 4 of OUT OF DOOR SCHOOL SUBDIVISION, as per plat thereof recorded in Plat Book 4, Page 96, Public Records of Sarasota County, Florida, being a part of U.S. Government Lot 6, in Section 1, Township 37 South, Range 17 East, together with any land lying between the Northerly and Southerly line of said lot, extended Westerly and between the Westerly line of said Lot 4 and the waters of Big Sarasota Pass, together with all riparian rights thereunto appertaining on Big Sarasota Pass and Fiddler's Bayou.

ALSO: Begin at the Southeast corner of Lot 4 of Out of Door School Subdivision, as recorded in Plat Book 4, Page 96, of the Public Records of Sarasota County, Florida; thence North 14 deg. 25' East 159.5 feet more or less to the waters of Fiddlers Bayou; thence Southeasterly along shore of said bayou a distance of 40 feet; thence South 15 deg. 45' West 132.75 feet more or less passing a concrete monument at 66.375 feet; thence North 72 deg. 30' West 26 feet to point of beginning; being a part of Lot 5, Out of Door School Subdivision, as per plat thereof recorded in Plat Book 4, Page 96, of the Public Records of Sarasota County, Florida.

ALSO: An easement created by instrument dated January 14, 1955, recorded in Deed Book 339, Page 540, of the Public Records of Sarasota County, Florida, for private road and right of way purposes, upon, over and across the following described property in Sarasota County, Florida, to-wit: From an iron pipe on the Southeasterly line of Lot 6, plat of Out of Door School Subdivision (see Public Records of Sarasota County, Florida, Plat Book 4, Page 96), which iron pipe is also the Westerly corner of Lot 9, Fiddler's Bayou Subdivision (See Public Records of Sarasota County, Florida, Plat Book 4, Page 91) run South 45 deg. 30' West on said Southeasterly line of Lot 6 produced 40 feet to an iron pipe for point of beginning (a concrete monument bears South 22 deg. 39' East distant 0.6 feet from said iron pipe); thence from said iron pipe run North 22 deg. 39' West 137.9 feet to a concrete monument; thence North 16 deg. 16' West 100 feet to a concrete monument; thence North 17 deg. 30' East 43.8 feet to a concrete monument at the SE corner of Lot 4 of Out of Door School Subdivision; thence North 59 deg. 10' West 40 feet to an iron pipe; thence 0 deg. 21' East 62 feet to an iron pipe on the Easterly line of Lot 3 of Out of Door School Subdivision; thence South 16 deg. 16' East 107.5 feet to an iron pipe; thence South 22 deg. 39' East 146.6 feet to an iron pipe which bears South 45 deg. 30' West from point of beginning; thence continue South 22 deg. 39' East to the westerly right of way line of Ocean Boulevard; thence Northeasterly along Ocean Boulevard

DIANA KAHLENBERG  
100 OCEAN PLACE  
SARASOTA, FL 34231

to a point which bears South 22 deg. 39' East from point of beginning; thence North 22 deg. 39' West to point of beginning.

~~To Have and To Hold~~ the same, together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity, and claim whatsoever of the said First Party, either in law or equity, to the only property use, benefit, and behoof of the said Second Party forever.

~~In Witness Whereof~~, the said First Party has signed and sealed these presents the day and year above written.

Executed in the presence of:

*Barbara Palmer*  
Witness Name: Barbara Palmer *Fred Hollingsworth III*  
Fred Hollingsworth III

*Leola B. Keane*  
Witness Name: Leola B. Keane

A C K N O W L E D G M E N T	
State of Florida County of Sarasota	
<p>I hereby certify that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgements, <u>Fred Hollingsworth III</u>, &amp; to me well known or <input type="checkbox"/> who produced his Florida Driver's License as identification, and he duly acknowledged before me that he executed the same freely and voluntarily for the purpose therein expressed.</p> <p><del>Witness</del> my hand and official seal at Sarasota County, Florida this <u>26<sup>th</sup></u> day of January, 1994.</p>	
Commission Expiration Date: NOTARY PUBLIC, STATE OF FLORIDA AT LARGE MY COMMISSION EXPIRES SEPTEMBER 04, 1998	<p><i>Barbara Palmer</i> Notary Public Name: <u>Barbara Palmer</u></p>



Barbara Palmer  
 Witness Name: Barbara Palmer

Diana L. Hollingsworth  
 Diana L. Hollingsworth

Gerald B. Keane  
 Witness Name: Gerald B. Keane

A C K N O W L E D G M E N T	
State of Florida County of Sarasota	
<p>I hereby certify that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgements, <u>Diana L. Hollingsworth</u>, <input checked="" type="checkbox"/> to me well known or <input type="checkbox"/> who produced her Florida Driver's License as identification, and she duly acknowledged before me that she executed the same freely and voluntarily for the purpose therein expressed.</p> <p>Witness my hand and official seal at Sarasota County, Florida this <u>26th</u> day of January, 1994.</p>	
Commission Expiration Date: NOTARY PUBLIC, STATE OF FLORIDA AT LARGE MY COMMISSION EXPIRES SEPTEMBER 04, 1998 <small>GERALD B. KEANE &amp; ASSOCIATES</small>	<p><u>Barbara Palmer</u>          Notary Public Name: <u>Barbara Palmer</u></p>

This Instrument Prepared by:  
 GERALD B. KEANE, ESQ.  
 Suite 5, 46 No. Washington Blvd.  
 Sarasota, Florida 34236



RECORDED IN OFFICIAL  
 RECORDS  
 94 MAR - 2 PM 12:43  
 CLERK OF SUPERIOR COURT  
 SARASOTA COUNTY, FL