95054072

** OFFICIAL RECORDS **
BOOK 2739 PAGE 2629

Receipt #: 000000363095-01
Doc Stamp-Deed : 0.70
Karen E. Rushing, Sarasota Co
By: _____ D.C.

Parcel ID Number:
Grantee #1 TIN:
Grantee #2 TIN:

Quitclaim Deed

This Quitclaim Deed, Made this 16 day of May, 19 95 A.D., **Between**
Kenneth L. Shimm, a married man,

of the County of Palm Beach, State of Florida, **grantor,** and
Kenneth L. Shimm and Arlene Shimm, his wife,

whose address is 1040 Royal Palm Way, Boca Raton, Florida 33436

of the County of Palm Beach, State of Florida, **grantees.**

Witnesseth that the GRANTOR, for and in consideration of the sum of ----------
----------TEN & NO/100($10.00)----------DOLLARS,
and other good and valuable consideration to GRANTOR in hand paid by GRANTEES, the receipt whereof is hereby acknowledged, has granted, bargained and quitclaimed to the said GRANTEES and GRANTEES' heirs and assigns forever, the following described land, situate, lying and being in the County of Broward, State of Florida, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART OF BY REFERENCE HEREIN.

The purpose of this conveyance is to create a Tenancy by the Entireties between the Grantees herein.

RETURN TO: HOLLY EAKIN MOODY
2500 E. OAKLAND PK. BLVD. FT. LAUD., FLA. 33306

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 grantor, either in law or equity, for the use, benefit and profit of the said grantees forever.

In Witness Whereof, the grantor has hereunto set his hand and seal the day and year first above written.
Signed, sealed and delivered in our presence:

Helen Diamond
Printed Name: Helen Diamond
Witness

Holly Eakin May
Printed Name: Holly Eakin May
Witness

Kenneth L. Shimm (Seal)
P.O. Address 1040 Royal Palm Way, Boca Raton, FL 33436

STATE OF Florida
COUNTY OF Broward

The foregoing instrument was acknowledged before me this 16 day of May, 19 95 by Kenneth L. Shimm, a married man,

who is personally known to me or who has produced his _____ as identification.

This Document Prepared By:
HOLLY EAKIN MOODY ATTORNEY AT LAW
2500 E OAKLAND PARK BLVD
FT. LAUDERDALE, FL 33306

Holly Eakin May
NOTARY PUBLIC, STATE OF Florida
My Commission Expires: HOLLY EAKIN MOODY

Display Systems, Inc. 1990
(813) 741-3555 Form FLOCD-2

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RECORDER'S MEMO: Legibility of writing, typing, or printing for reproductive purpose may be unsatisfactory in this document when received.

OR BOOK 02012201 PAGE 00219699

EXHIBIT A

A parcel lying the South 1/2 of Section 27, Township 39 South, Range 19 East, Sarasota County, Florida and being more particularly described as follows:

Commence at the Southwest corner of said Section 27, thence along the Southerly line of said Section 27, South 89 degrees 36'35" East, (on an assumed bearing) 1254.32 feet, thence perpendicular to the said Southerly Section Line, North 00 degrees 23'25" East, 94.92 feet to a point on the Northerly right of way line of U.S. 41 (State Road 45) and to a point of beginning and to a point of reverse curvature, thence along the arc of a curve to the right, having a radial bearing of North 01 degrees 53'21" East, said curve having a central angle of 88 degrees 29'19", a radius of 25.00 feet, for an arc distance of 38.61 feet to the point of tangency and to a point on the Easterly right of way line of Jacaranda Blvd., 100' of right of way as per the instrument filed in Official Records Book 1973, Page 2119, of the public records of Sarasota County, Florida, thence North 00 degrees 22'40" East, 79.14 feet to a point of curvature of a curve to the right, thence along the arc of said curve and along the said Easterly right of way line of Jacaranda Blvd., said curve having a central angle of 28 degrees 04'24", a radius of 600.00 feet, for an arc distance of 293.98 feet to the point of tangency and to a point on the Southeasterly right of way line of said Jacaranda Blvd., thence along said Southeasterly right of way line, North 28 degrees 27'04" East, 275.00 feet, thence South 89 degrees 35'43" East, 361.72 feet, thence South 44 degrees 35'43" East, 82.02 feet, thence South 89 degrees 35'43" East, 555.70 feet, thence South 44 degrees 35'43" East, 438.90 feet, thence South 89 degrees 35'43" East, 280 feet, thence South 00 degrees 24'17" West, 305.00 feet to the intersection with the Northerly right of way line of U.S. 41 (State Road 45), thence along the said Northerly right of way line for the next five calls, North 89 degrees 35'43" West, 639.45 feet to the intersection of a curve to the right, thence along the arc of said curve having a radial bearing of North 01 degrees 15'01" East and having a central angle of 01 degrees 37'50", a radius of 17,094.73 feet, for an arc distance of 486.53 feet to the point of tangency, thence North 02 degrees 52'52" East, 6.00 feet, thence North 87 degrees 07'08" West, 316.86 feet to the point of curvature of a curve to the left, thence along the arc of said curve, having a central angle of 00 degrees 59'30", a radius of 17,288.73 feet, for an arc distance 299.26 feet to the point of reserve curvature and to the point of beginning.

Together with, an easement for the benefit of that certain parcel of real property hereinbefore described ("Dominant Estate") created by that certain Drainage Easement Agreement dated the 30th day of June, 1988, and recorded in Official Records Book 2066, Page 2498 of the Public Records of Sarasota County, Florida, for access, drainage, installation, maintenance, use, operation, repair and replacement of drainage facilities over, under and across that certain real property more particularly described as follows:

PROPOSED LAKE ADJACENT TO VENICE VILLAGE SHOPPES
SECTION 27, TWP. 39S., RGE 19E, SARASOTA COUNTY, FLORIDA

A parcel of land lying in the South 1/2 of Section 27, Township 39 South, Range 19 East, Sarasota County, Florida being more particularly described as follows:

Commence at the Southwest corner of said Section 27, Thence along the Southerly line of said Section 27, South 89 degrees 36'35" East (on an assumed bearing), 1254.32 feet, thence perpendicular to the said Southerly Section line North 0 degrees 23'25" East, 94.92 feet to a point on the northerly right of way line of U.S.41 (State Road 45), and to a point of reverse curvature, thence along the arc of said curve to the right, having a radial bearing of North 1 degree 53'21" East, said curve having a central angle of 88 degrees 29'19", a radius of 25 feet, for an arc distance of 38.61 feet to the point of tangency and a point on the Easterly right of way line

of Jacaranda Blvd., 100 feet of public right of way as per the instrument filed in Official Record Book 1973 at page 2119 of the Public Records of Sarasota County, Florida, thence North 0 degrees 22'40" East, 79.14 feet to the point of curvature of a curve to the right, thence along the arc of said curve and along the aid Easterly right of way line of Jacaranda Blvd., said curve having a central angle of 28 degrees 04'24", a radius of 600 feet, for an arc distance of 293.98 feet to the point of tangency, and to a point on the southeasterly right of way lie of said Jacaranda Blvd., thence along the said southeasterly right of way line, North 28 degrees 27' 04" East, 275.00 feet, Thence, South 89 degrees 35'43" East, 133.88 feet, thence North 00 degreen 24'17" East, a distance of 10.00 feet to the POINT OF BEGINNING and to a point of curvature of a curve to the right, having a radius of 75.00 feet, a central angle of 180 degrees 00'00", a chord bearing of North 00 degrees 24'17" East, and a chord length of 150.00 feet; thence along the arc of said curve, an arc length of 235.62 feet to the point of tangency of said curve; thence South 89 degrees 35'44" East, a distance of 560.50 feet to the point of curvature of a curve to the left, having a radius of 200.00 feet, a central angle of 88 degrees 41'34", a chord bearing of North 46 degrees 03'30" East, a tangent length of 195.49 feet and a chord length of 279.60 feet; thence along the arc of said curve, an arc length of 309.60 feet to the point of tangency of said curve; thence North 01 degrees 42'38" East, a distance of 160.71 feet to the point of curvature of a curve to the right, having a radius of 25.00 feet, a central angle of 90 degrees 00'02", a chord bearing of North 46 degrees 42'41" East, a tangent length of 25.00 feet and a chord length of 35.36 feet; thence along the arc of said curve, an or length of 39.27 feet; to the point of tangency of said curve; thence South 88 degrees 17'19" East, a distance of 160.00 feet to the point of curvature of a curve to the right, having a radius of 25.00 feet, a central angle of 90 degrees 00'00", a chord bearing of South 43 degrees 17'19" East, a tangent length of 25.00 feet and a chord length of 35.36 feet; thence along the arc of said curve, an arc length of 39.27 feet to the point of tangency of said curve; thence South 01 degrees 42'41" West, a distance of 637.46 feet to the point of curvature of a curve to the right, having a radius of 15.00 feet, a central angle of 133 degrees 41'36", a chord bearing of South 68 degrees 33'29" West, a tangent length of 35.08 feet and a chord length of 27.58 feet; thence along the arc of said curve, an arc length of 35.00 feet to the point of tangency of said curve; thence North 44 degrees 34'43" West, a distance of 112.37 feet to the point of curvature of a curve to the left, having a radius of 30.00 feet, a central angle of 45 degrees 00'00", a chord bearing of North 67 degrees 05'43" West, a tangent length of 12.43 feet and a chord length of 22.96 feet; thence along the arc of said curve, an arc length of 23.56 feet to the point of tangency of said curve; thence North 89 degrees 35'43" West, a distance of 534.99 feet to the point of curvature of a curve to the right, having a radius of 20.00 feet, a central angle of 45 degrees 00'00", a chord bearing of North 67 degrees 05'43" West, a tangent length of 8.28 feet and a chord length of 15.31 feet; thence along the arc of said curve, an arc length of 15.71 feet to the point of tangency of said curve; thence North 44 degrees 35'43" West, a distance of 67.94 feet to the point of curvature of a curve to the left, having a radius o 14.00 feet, a central angle of 45 degrees 00'00", a chord bearing of North 67 degrees 05'43" West, a tangent length of 5.80 feet and a chord length of 10.72 feet; thence along the arc of said curve, an arc length of 11.00 feet to the point of tangency of said curve; thence North 89 degrees 35'43" West, a distance of 226.18 feet to the POINT OF BEGINNING and containing 6.6081 acres, more or less.

RECORDER'S MEMO: Legibility of writing, typing, or printing for reproductive purpose may be unsatisfactory in this document when received.

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95 MAY 19 PM 12:15
CHRIS CORING
CLERK OF CIRCUIT COURT
SARASOTA COUNTY, FL

OR BOOK 02201 PAGE 00220