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Doc Stamp-Deed : 4900.00
Karen E. Fushang, Sarasota Co.
By: C. E. Fushang D.C.

95122772

OFFICIAL RECORDS
BOOK 2792 PAGE 1381

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This instrument prepared by
and return to:

203 William A. Dooley, Esquire (sk)
NELSON, HESSE, CYRIL, SMITH
WIDMAN, HERB, CAUSEY & DOOLEY
2070 Ringling Boulevard
Sarasota, Florida 34237

Parcel ID No. 0111-12-0041
Documentary Stamps \$4,900.00
Recording Fees \$ 10.50

WARRANTY DEED

THIS WARRANTY DEED, made this November 27, 1995 by Ted H. Hanshaw hereinafter called the grantor, to Allan Asselstine and Rodney Dessberg, as tenants in common, whose post office address is 919 Norsota Way, Sarasota, FL 34242, hereinafter called the grantee:

WITNESSETH, That the grantor, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in SARASOTA County, Florida, viz:

Begin at the NE corner of NW 1/4 of SE 1/4 of NW 1/4 of Section 21, Township 37 South, Range 18 East; thence S 1 deg. 15'30" W 75 feet; thence N 89 deg. 08' 30" W and parallel to North line of NW 1/4 of SE 1/4 of NW 1/4 and SW 1/4 of NW 1/4 of said Section 21, Township 37 South, Range 18 East, 1925.0 feet to the intersection of the Easterly right of way line of Tamiami Trail (said Easterly R/W line being 33 ft. from center line pavement); thence S. 27 deg. 06' 30" E along said Easterly right of way line, 199.27 feet for a point of beginning; thence continue S 27 degrees 06' 30" E, 140.73 feet to a point (said point being described in Deed Book 280, Page 367, of the Public Records of Sarasota County, Florida); thence S 89 deg. 08' 30" E. 225 feet; thence N 0 deg. 51' 30" E 124.3 feet; thence N 89 deg. 08' 30" W, 291 feet to point of beginning; being in Section 21, Township 37 South, Range 18 East. Less: State Road Right-Of-Way.

Grantee's Tax I.D. Number: 65-0471685

SUBJECT TO: Easements, restrictions and reservations of record, if any, and taxes for the current year.

GRANTOR CERTIFIES, WARRANTS AND COVENANTS TO THE GRANTEES THAT NEITHER GRANTOR NOR ANY OF HIS FAMILY RESIDE ON THE ABOVE-DESCRIBED PROPERTY OR ANY PROPERTY ADJACENT THERETO, AND THAT THE ABOVE-DESCRIBED PROPERTY DOES NOT CONSTITUTE ANY PART OF GRANTOR'S HOMESTEAD UNDER THE LAWS OF THE STATE OF FLORIDA.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

AND the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes for the current year.

IN WITNESS WHEREOF, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered
in presence of:

Ted H. Hanshaw
Print Name: Ted H. Hanshaw
William A. Dooley
Print Name: William A. Dooley

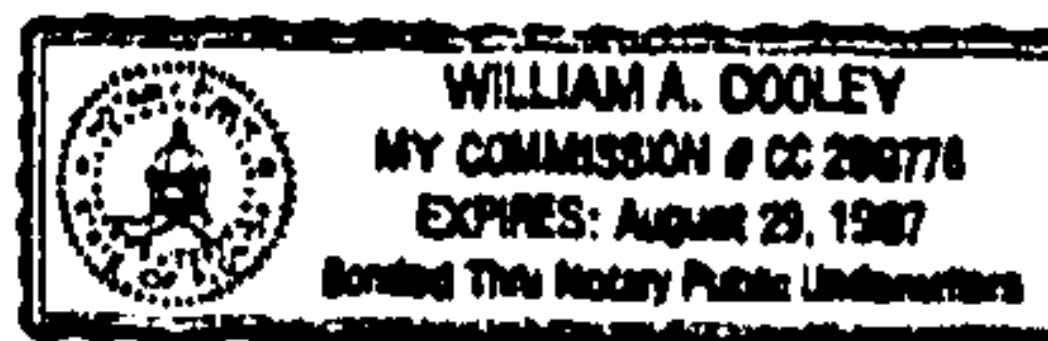
Ted H. Hanshaw (Seal)
Ted H. Hanshaw
2111 Sunnyside Lane
Sarasota, FL 34239

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this November 7th, 1995, by Ted H. Hanshaw who is/are personally known to me or has produced his/her driver's license as identification and who did not take an oath.

My Commission Expires:

William A. Dooley (Seal)
Notary Public - State of Florida
Print Name: _____
Commission No: _____



RECORDED IN OFFICIAL
RECORDS
95 NOV - 9 PM 4: 53
KAREN E. RUSHING
CLERK OF CIRCUIT COURT
SARASOTA COUNTY, FL