DEC 19 95 10:[illegible] SUNCOAST ONE TITLE

P.1

95138030

** OFFICIAL RECORDS **
BOOK 2804 PAGE 1977

This Warranty Deed

Made this 15 day of December A.D. 19 95
by Trustees of the State Board of Trustees of the Church of God and J.W. Peeples. a/k/a J.W. Boe Peeples, a married man

hereinafter called the grantor, to
Manuel R. Borrego and Ondina Borrego, husband and wife

whose post office address is:
2403 River Ridge Dr.
Sarasota, FL 34239

hereinafter called the grantee:

(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

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:

Lot 16, Subdivision of Lot 11, Block N, Plat of Sarasota, as per plat thereof recorded in Plat Book 1, Page 107, of the Public Records of Sarasota County, Florida.

SUBJECT TO Covenants, restrictions, easements of record and taxes for the current year.

Said property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) or any members of the household of Grantor(s) reside thereon.

Parcel Identification Number: 2028120072

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 accruing subsequent to December 31, 19 95

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

Witness: Elaine Putley
Elaine Putley

Witness: Kathryn A. Schwartz
Kathryn A. Schwartz

Witness:

Witness:

Frank Anderson [L.S.]
Frank Anderson, as Trustee for the Church of God

Reverend J.T. Pitts [L.S.]
Reverend J.T. Pitts, as Trustee for the Church of God

Larry Bowen [L.S.]
Larry Bowen, as Trustee for the Church of God

J.W. Peeples [L.S.]
J.W. Peeples

State of Florida
County of Hillsborough

The foregoing instrument was acknowledged before me this 15th day of December, 19 95, by Frank Anderson, J.T. Pitts and Larry Bowen, as Trustees for the Church of God and J.W. Peeples

who is personally known to me or who has produced drivers license as identification.

Barbara L. Stentz
Notary Public
Print Name: BARBARA L. STENTZ
My Commission Expires:

BARBARA L. STENTZ
NOTARY PUBLIC STATE OF FLORIDA
CC 353531
MY COMMISSION EXPIRES: March 6, 1998
Bonded Thru Notary Public Underwriters

PREPARED BY: Donna J. Hannigan
RECORD & RETURN TO:
SunCoast One Title Co.
2148 Proctor Rd.
Sarasota, Florida 34231
Incidental to the issuance of title insurance

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

Receipt #: 000003399461-01
Doc Stamp-Deed : 364.00
Karen E. Rushing, Sarasota Co
By: [illegible] D.C.

** OFFICIAL RECORDS **
BOOK 2804 PAGE 1978

CHURCH of GOD

Florida State Executive Offices

December 15, 1995

TO WHOM IT MAY CONCERN:

According to the 1994 General Assembly Minutes of the Church of God, page 182-183, under heading S22. State Board of Trustees, I, Larry J. Timmerman, duly appointed state overseer of the Church of God in Florida did hereby appoint in September 1994, the State Board of Trustees named as follows:

Mr. Frank Anderson
15009 Albright Drive
Tampa, Florida 33613

Reverend J. T. Pitts
507 Broxburn Avenue
Temple Terrace, Florida 33617

Mr. Larry Bowen
5210 Ward Road
Plant City, FL 33567

I, Larry J. Timmerman, as the duly appointed State Overseer of the Church of God Florida, do authorize, as afforded by the 1994 General Assembly Minutes the above-referenced state trustees to sign all the necessary legal documents relating to the closing transaction on the sale of the property located at see Exhibit "A" attached.

I further certify that the said proposition is not adverse to the interests of the Church of God.

CHURCH OF GOD IN FLORIDA

Larry J. Timmerman
State Overseer

3736 CRAGMONT DRIVE, TAMPA, FLORIDA 33619 (813) 620-3366

** OFFICIAL RECORDS **
BOOK 2804 PAGE 1979

STATE OF FLORIDA)
)
COUNTY OF HILLSBOROUGH)

Larry J. Timmerman, duly appointed State Overseer of the Church of God in Florida, personally appeared before me and personally known to me, the undersigned Notary Public in and for the state and county aforesaid, and acknowledges that he executed this document for the purposes herein contained and expressed.

Witness my hand and seal this 15th day of December, 1995.

Mary Frances Horton
Notary Public

Mary Frances Horton

MARY FRANCES HORTON
MY COMMISSION # CC 292050
EXPIRES: July 19, 1997
Bonded Thru Notary Public Underwriters

3. Meet as often as the ministers and the overseer [in the state] deem necessary.

4. Consider and pass on appeals and applications for help on new projects, evangelism, needy ministers, or such emergencies as may arise from time to time.

5. Counsel and act with the state overseer in the study and preparation of recommendations for the State Ministers' Conference (63rd A., 1958, pp. 19,20)

6. With the state overseer, employ the state secretary and treasurer and set salary, and so forth. However, where the state overseer receives the limit in salary and expense, no member of his immediate family shall be employed as state secretary and treasurer.

S22. STATE BOARD OF TRUSTEES

1. In each state, territory, or country where needed, the state overseer shall, at a state meeting or called meeting of the ministers of the church, or at a state convention of the membership of the church, appoint a State Board of Trustees of not less than five male members. (Any three members of the said board, with the consent of the state overseer, shall have authority to make all necessary transactions or arrangements for the sale or transfer of property, or for the borrowing of money and pledging of property to secure the payment of the same, and to execute all necessary conveyances pursuant to the direction of the General Executive Committee (1960)

2. Members of the State Board of Trustees shall hold office until their successors are appointed, and this board shall hold title to manage, and control, or cause to be managed and controlled, pursuant to the direction of the church, all real estate in which the churches or membership of the churches in the state hold a common or general right of interest. These boards shall use the said properties, including, without limitation, campgrounds, state parsonages, and the like, for the sole and exclusive benefit of the Church of God.

3. The said State Board of Trustees shall also hold title to, manage, or cause to be managed and controlled, pursuant to the direction of the Church of God (Cleveland, Tennessee) all real and personal properties in places where no church has been organized (63rd A., 1978, Item 15, pp. 44-46, (1994)

4. Provided further, that the State Board of Trustees is hereby authorized and empowered, with the consent of the state overseer, to transfer and convey to a Local Board of Trustees, and without a conference of the ministry of the state, such trust property for use of a church, for which such Local Board of Trustees are the trustees (63rd A., 1958, p. 17, (1994))

5. As directed by the state overseer and State Council of the Church of God (Cleveland, Tennessee), the State Board of Trustees shall have the right to sell, transfer and convey, or to borrow money and pledge the property to secure the repayment of the same, at any time, provided that the amount involved shall not exceed $50,000. If the amount involved shall be more than $50,000, then the said proposition or transaction shall be submitted to the General Executive Committee for approval and also to a duly constituted conference of the ministry of the state, which will require a two-thirds majority vote for approval. If the said conference shall approve the proposition by a two-thirds majority vote, then the State Board of Trustees, with the consent of the state overseer, shall have full power to sell, hypothecate, transfer and convey any of the said property, or to borrow money and pledge the property for the repayment of the same (1994)

6. In the case of mission states, approval of the General Executive Committee shall be necessary in order to borrow money or to encumber the state in any manner (63rd A., 1978, pp. 44-46, 63rd A., 1988, Journal, pp. 49, 50, (1994))

7. Any person appointed to said State Board of Trustees shall be a male member in good standing of the Church of God. If at any time, any member of any Board of Trustees shall cease to be a member in good standing, or if by reason of death, removal, incapacity, or unwillingness to perform all duties of his office, his place on the Board of Trustees may be declared vacant: on the General Board by the general overseer; on a State Board by the state overseer; on a Local Board by a local church conference; and the same authority that declares said office vacant shall appoint a person to serve until the time for regular appointments, and the one so appointed shall have all authority held by the one removed (65th A., 1948, pp. 32-34, (1994))

S23. STATE BOARD OF MINISTERIAL DEVELOPMENT

(57th A., 1978, pp. 37, 38, 64th A., 1982, p. 75)

1. Selection

1. Each state shall have a State Board of Ministerial Development.

2. The board and board chairman shall be appointed biennially by the state overseer and approved by the State Council.

** OFFICIAL RECORDS **
BOOK 2804 PAGE 1980

RECORDED IN OFFICIAL
RECORDS

95 DEC 20 PM 2:45

CLERK OF CIRCUIT COURT
SARASOTA COUNTY, FL

Schedule A

Lot 16, Subdivision of Lot 11, Block N, Plat of Sarasota, as per plat thereof recorded in Plat Book 1, Page 107, of the Public Records of Sarasota County, Florida.

File No: 6538