95142369

** OFFICIAL RECORDS **
BOOK 2807 PAGE 784

☒ IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA

DIVISION ☒ CIRCUIT CIVIL	CERTIFICATE OF TITLE	CASE NUMBER 95-5227-CA01

Plaintiff vs. Defendant

BARNETT BANK OF SOUTHWEST FLORIDA,
PLAINTIFF,

VS.

SOUTH CENTRAL DEVELOPMENT CORP., ROBERT J. STINNETT, McINTOSH CROSSING, INC., RINGLING PROFESSIONAL CENTER ASSOCIATION, INC., and UNKNOWN TENANTS,
DEFENDANTS.

CLOCK IN

The undersigned Clerk of the Circuit Court certifies that he executed and filed a certificate of sale in this action on the 11th day of December, 19 95, for the property described herein and that no objections to the sale have been filed within the time allowed for filing objections.

The following property located in Sarasota County, Florida:

Attached Exhibit "A" and "B". Together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water, water rights, and water stock, and all fixtures now or hereafter attached to the property, including replacements and additions thereto.

WAS SOLD TO TIMOTHY W. GENSMER, P.A.
whose address is 3039 ROSE ST., SARASOTA, FL 34239
Attorney of record ROBERT C. SCHERMER

Witness my hand and the seal of said Court on the 22nd day of December, 1995.

Receipt #: 000000400005 01
Doc Stamp-Deed : 42.00
Karen E. Rushing, Sarasota Co.
By: D.C.

KAREN E. RUSHING CLERK OF COURTS FOR4	By: _____ Deputy Clerk	DATE December 22, 1995 (COURT SEAL)

"EXHIBIT A"

Unit 202, RINGLING PROFESSIONAL CENTER, a condominium according to the Declaration of Condominium recorded in O.R. Book 1441, page 1644, and the Condominium Plat thereof recorded in Condominium Book 16, page 49, amended and recorded in O. R. Book 1443, page 1171, O. R. Book 1487, page 844 and in Condominium Plat Book recorded in Condominium Book 18, page 12, of the public record of Sarasota County, FL.

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

O.R. 1807 PG 1235

** OFFICIAL RECORDS **
BOOK 2807 PAGE 786

All rights, title and interest of Debtor in and to the minerals, soil, flowers, shrubs, crops, trees, timber and other implements now or hereafter on the property described in Exhibit "A" (herein referred to as "property") or under or above the same or any part or parcel thereof.

All machinery, apparatus, equipment, fittings, fixtures, whether actually or constructively attached to the property and including all trade, domestic and ornamental fixtures and articles of personal property of every kind and nature whatsoever now or hereafter located in, upon or under the property or any part thereof and used or usable in connection with any present or future operation of the property and now owned or hereafter acquired by Debtor, including, but not limiting the generality of the foregoing, all heating, air conditioning, freezing, lighting, laundry, incinerating and power equipment; engines; pipes; pumps; tanks; motors; conduits; switchboards; plumbing; lifting, cleaning, fire prevention, fire extinguishing, refrigerating, ventilating and communications apparatus; boilers, ranges, furnaces, oil burners or units thereof; appliances; air-cooling and air-conditioning apparatus; vacuum cleaning systems; elevators; escalators; shades; awnings; screens; storm doors and windows; stoves; wall beds; refigerators; attached cabinets; partitions; ducts and compressors; rugs and carpets; draperies; furniture and furnishings; together with all building materials and equipment now or hereafter delivered to the property and intended to be installed therein, including but not limited to lumber, plaster, cement, shingles, roofing, plumbing, fixtures, pipe, lath, wallboard cabinets, nails, sinks, toilets, furnaces, heaters, brick, tile, water heaters, screens, window frames, glass doors, flooring, paint, lighting fixtures and unattached refrigerating, cooking, heating and ventilating appliances and equipment; together with all proceeds, additions and accessions thereto and replacements thereof.

All of the water, sanitary and storm sewer systems now or hereafter owned by the Debtor which are now and hereafter located by, over, and upon the property or any part and parcel thereof, and which water system includes all water mains, service laterals, hydrants, valves and appurtenances, and which sewer system includes all sanitary sewer lines, including mains, laterals, manholes and appurtenances.

All paving for streets, roads, walkways or entrance ways now or hereafter owned by Debtor and which are now or hereafter located on the property or any part or parcel thereof.

All of Debtor's interest as lessor in and to all leases or rental arrangements of the property, or any part thereof, heretofore made and entered into, and in and to all leases or rental arrangements hereafter made and entered into by Debtor during the life of the security agreements or any extension or renewal thereof, together with all rents and payments in lieu of rents, together with any and all guarantees of such leases or deposits and advance rentals.

Any and all awards or payments, including interest thereon, and the right to receive the same, as a result of (a) the exercise of right of eminent domain, (b) the alternation of the grade of any street, or (c) any other injury to, taking of, or decrease in the value of the property described in Exhibit "A" or in this exhibit.

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

RECORDED IN OFFICIAL RECORDS
95 DEC 29 AM 10:27
KAREN E. RUSHING
CLERK OF CIRCUIT COURT
SARASOTA COUNTY, FL

O.R. 2807