

96142194

•• OFFICIAL RECORDS ••
BOOK 2920 PAGE 3008

201
This instrument prepared by
and return to:
Philip J. Sypula, Esquire
NELSON • HESSE
2070 Ringling Boulevard
Sarasota, Florida 34237

Parcel ID No. 0410-02-0039
Documentary Stamps \$1,050.00
Recording Fees \$ 10.50

Receipt #: 000000467331-01
Doc Stamp-Deed : 1050.00
Karen E. Rushing, Sarasota Co
By: K. Cherrin D.C.

WARRANTY DEED

THIS WARRANTY DEED, made this December 16, 1996 by DHL Corporation, a Florida corporation hereinafter called the grantor, to Window Decor, Inc., a Florida corporation whose post office address is 1211 U.S. 41 Bypass South, Venice, FL 34292, 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:

Lot 20, VENICE AVENUE COMMERCIAL SUBDIVISION, as per plat thereof recorded in Plat Book 33, Pages 21, and 21A through 21C, of the Public Records of Sarasota County, Florida.

Grantee's Tax I.D. Number: 65-0465846

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

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:

Barbara L. Swink
Print Name: Barbara L. Swink

Rachelle S. Buckmaster
Print Name: Rachelle S. Buckmaster

DHL Corporation, a Florida corporation

By: Robert J. Hamilton (Seal)
Robert J. Hamilton as President
200 N. Tamiami Trail, Suite J
Venice, FL 34285



STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this December 16, 1996, by Robert J. Hamilton as President of DHL Corporation, a Florida corporation, on behalf of the corporation, who is personally known to me or has produced personally known as identification and who did not take an oath.

My Commission Expires:



J. C. LOCKWOOD
NOTARY PUBLIC STATE OF FLORIDA
MY COMMISSION EXPIRES SEPT. 5, 2000
COMMISSION NO. CC 582000

J. C. Lockwood (Seal)
Notary Public - State of Florida
Print Name: _____
Commission No: _____

RECORDED IN OFFICIAL
RECORD VERIFIED
96 DEC 16 PM 4:52
CLERK OF CIRCUIT COURT
SARASOTA COUNTY, FL