97113951

** OFFICIAL RECORDS **
BOOK 3019 PAGE 1290

RECORDED IN OFFICIAL RECORDS
97 OCT -2 AM 10:14
KAREN E. RUSHING
CLERK OF CIRCUIT COURT
SARASOTA COUNTY, FL

Receipt #: 000000527020-01
Doc Stamp-Deed : 797.30
Karen E. Rushing, Sarasota Co
By: [redacted] D.C.

60
797.30

PREPARED BY, RECORD & RETURN TO:
MARY A. CEDAR
PRESTIGE TITLE SERVICES, INC.
6220 MANATEE AVENUE WEST, SUITE 201
BRADENTON, FL 34209
FILE NO.: 97-940
PROPERTY TAX ID#: 0058-10-0038
GRANTEE(S) SS#(S): [redacted] & [redacted]

# W A R R A N T Y  D E E D

This Indenture made this 30th day of September, 1997 BETWEEN CECILIA A. TROUTT f/k/a CECILIA A. LUCCI, A MARRIED WOMAN, as Sellers, of 805 CROSSWINDS DRIVE, BRANDON, FL 33511, GRANTOR*, and EDWARD ARONSON and SONJA ARONSON, HUSBAND AND WIFE, as GRANTEE*, of 2612 BOTANY AVENUE, SARASOTA, FL 34239

W I T N E S S E T H, That said Grantor, for and in consideration of the sum of TEN AND 00/100'S ($10.00) Dollars and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the grantee and grantee's heirs forever the following described land located in the County of SARASOTA, State of Florida, to-wit:

LOT 16, BLOCK 3, SOUTHGATE MANOR, UNIT 1, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 11, PAGES 22 AND 22A, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

GRANTOR HEREIN COVENANTS THAT THE PROPERTY IS NOT HER HOMESTEAD NOR IS IT CONTIGUOUS THERETO.

SUBJECT TO TAXES FOR 1997 AND ALL SUBSEQUENT YEARS.

and said grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever. *Singular and plural are interchangeable as context requires.

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal this day and year first above written.

WITNESSES:

Judith A. Trefil
Judith A Trefik
WITNESS PRINTED NAME

Mary A Cedar
Mary A. Cedar
WITNESS PRINTED NAME

Cecilia A. Troutt
CECILIA A. TROUTT

COUNTY OF Manatee
STATE OF FLORIDA

THE FOREGOING INSTRUMENT was acknowledged before me this 24th day of SEPTEMBER, 1997, by CECILIA A. TROUTT who is (or are) personally known to me or who has produced FL Drivers Lic as identification and who _____ take an oath.

Mary A. Cedar
(Print name under signature)

NOTARY PUBLIC
Official Seal
COMMISSION EXPIRATION:
Notary Public, State of Florida
My comm expires Oct 5 1999
Comm No CC 490571