

Rec. _____
Doc. _____
Int. _____
TOTAL _____

97129916

THIS INSTRUMENT PREPARED BY AND RETURN TO:
Robert S. Schumaker, Esquire
Ruden, McClosky, Smith, Schuster
& Russell, P.A.
2700 SunTrust Financial Centre
401 East Jackson Street
Tampa, Florida 33602

Receipt #: 000000534341-01
Doc Stamp-Deed : 7560.00
Karen E. Rushing, Sarasota Co
By: K. E. Rushing D.C.

.. OFFICIAL RECORDS ..
BOOK 3032 PAGE 2809

WARRANTY DEED

THIS INDENTURE, made this 29th day of October, 1997, between JAMES W. ADAMI, as to an undivided one-half (1/2) interest, and MARY LOU ADAMI, as to an undivided one-half (1/2) interest ("Grantor"), whose post office address is 4176 Escondito Circle, Sarasota, Florida 34238-4517, SEMBLER E.D.P. PARTNERSHIP #9, LTD., a Florida limited partnership ("Grantee"), whose post office address is 5858 Central Avenue, St. Petersburg, Florida 33707.

WITNESSETH, that the said Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, the receipt and sufficiency whereof is hereby acknowledged, has granted, bargained, sold, aliened, remised, released, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto the said Grantee, and its successors and assigns forever, all that certain land lying and being in the County of Sarasota, State of Florida, more particularly described in Exhibit "A" attached hereto and incorporated herein by reference thereto.

TOGETHER with every privilege, right, title, interest and estate, reversion, remainder and easement thereto belonging or in anywise appertaining (all of the foregoing together with the land described on said Exhibit "A" are hereinafter collectively referred to as the "Property").

SUBJECT TO the encumbrances and exceptions described on Exhibit "B" attached hereto and incorporated herein by reference thereto.

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

And the said Grantor does hereby fully warrant the title to said Property, and will defend the same against the lawful claims of all persons whomsoever.

THIS IS NOT THE HOMESTEAD PROPERTY OF GRANTORS
WHO RESIDE AT 4176 ESCONDITO CIRCLE, SARASOTA, FLORIDA 34238-4518

IN WITNESS WHEREOF, the said Grantor has caused these presents to be signed and sealed the day and year above written.

WITNESSES:

Amy L. Esser
Print Name: AMY L. ESSER

Robert A. Kimbrough
Print Name: ROBERT A. KIMBROUGH

James W. Adami
JAMES W. ADAMI

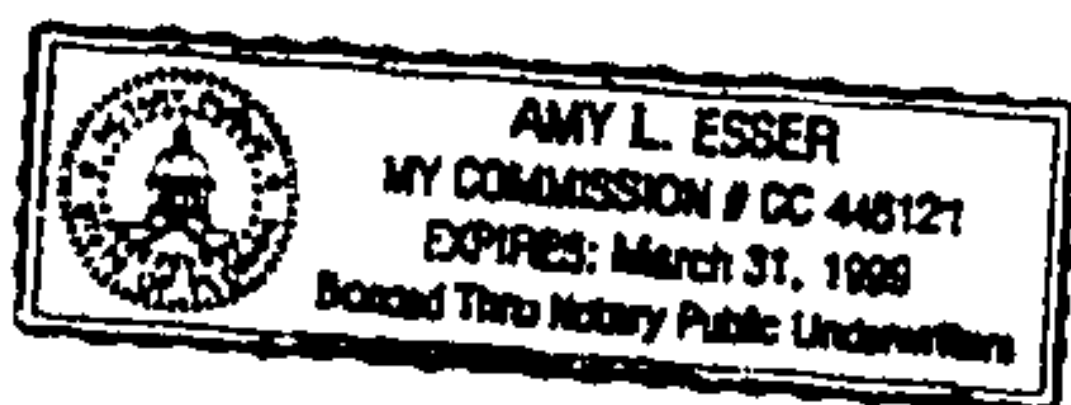
Mary Lou Adami
MARY LOU ADAMI

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this 24th day of October, 1997, by JAMES W. ADAMI and MARY LOU ADAMI. They (choose one):

- [☒] are personally known to me; or
[] produced _____ as identification

My Commission Expires:



Amy L. Esser
Notary Public - (Signature)

Print Name: _____

Commission No. _____

EXHIBIT A

LEGAL DESCRIPTION

The East ½ of the South 262 feet of Block 71, and all of that part of Block 72 lying West of the Tamiami Trail all being in INDIAN BEACH SUBDIVISION, as per plat thereof recorded in Plat Book 1, page 96, of the Public Records of Manatee County, Florida, and also recorded in Plat Book A, page 33, of the Public Records of Sarasota County, Florida.

AND ALSO: The West 72 feet of the South 165.7 feet of Block 71, of INDIAN BEACH SUBDIVISION, according to the plat thereof recorded in Plat Book 1, page 96, of the Public Records of Manatee County, Florida, and also recorded in Plat Book A, page 33, of the Public Records of Sarasota County, Florida.

AND ALSO: Begin at the SW corner of Block 71, INDIAN BEACH SUBDIVISION, as recorded in Plat Book 1, page 96, of the Public Records of Manatee County, Florida and also recorded in Plat Book A, page 33, of the Public Records of Sarasota County, Florida; thence Northerly along the West line of said Block 71, a distance of 165.7 feet to a Point of Beginning; thence continue Northerly along said West line a distance of 25.00 feet; thence to the right 89°50'55" a distance of 20.00 feet; thence to the left 89°50'55" a distance of 72.00 feet to the North line of said Block 71; thence to the right 89°50'55" along said North line a distance of 60.00 feet; thence to the right 90°09'05" a distance of 262.70 feet to the South line of said Block 71; thence to the right 89°50'55" and along said South line a distance of 8.00 feet; thence to the right 90°09'05" a distance of 165.70 feet; thence to the left 90°09'05" a distance of 72.00 feet to POB; being and lying in Block 71, aforementioned Indian Beach.

•• OFFICIAL RECORDS ••
BOOK 3032 PAGE 2811

EXHIBIT B
TITLE EXCEPTIONS

1. Taxes for the year 1998 and subsequent years.
2. Easement for sign in favor of Sarasota Jungle Gardens, Inc. contained in instrument recorded in Official Records Book 556, page 142, of the Public Records of Sarasota County, Florida.
3. Ordinance No. 92-3557 providing for landmark sign designation, recorded in Official Records Book 2370, page 2188, of the Public Records of Sarasota County, Florida.
4. Easement in favor of Florida Power & Light Company contained in instrument recorded in Official Records Book 1417, page 1928, of the Public Records of Sarasota County, Florida.
5. Resolution of the Board of Adjustment of the City of Sarasota recorded in Official Records Book 2991, page 44, of the Public Records of Sarasota County, Florida.

.. OFFICIAL RECORDS ..
BOOK 3032 PAGE 2812

RECORDED IN OFFICIAL
RECORDS
57 NOV -6 PM 2:28
CLERK
CITY COURT
SARASOTA, FL