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Prepared by & Return to:
F. THOMAS HOPKINS
Icard, Merrill, Cullis, Timm,
Furen & Ginsburg, P.A.
P.O. Drawer 4195
Sarasota, Florida 34230
941-366-8100

OFFICIAL RECORDS
BOOK 3096
PAGE 2713

Receipt #: 00000571001-01
Doc Stamp-Deed : 0.70
Karen E. Rushing, Sarasota Co
By: [Signature] D.C.

WARRANTY DEED TO TRUSTEE

GRANTOR: Garry D. Tracht

GRANTEE: Garry D. Tracht, as Trustee under Revocable Living Trust Agreement dated January 13, 1998

Grantee's Post Office Address: P.O. Box 695
Driggs, Idaho 83422-0695

Grantee's Social Security No.: [REDACTED]

Property Appraiser's Parcel ID No.: 2037-08-0065

Grantor, for and in consideration of the sum of \$1.00, to Grantor in hand paid by Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to Grantee, and Grantee's heirs and assigns forever, the following described land, to-wit:

Grantor's 50% interest in and to:

Lots 1 through 19, Block A, Pine Grove Subdivision, as per plat thereof recorded in Plat Book 2 at Page 181 of the Public Records of Sarasota County, Florida

Subject to easements, restrictions, reservations of record, if any, and taxes for the current and subsequent years.

Grantor hereby warrants and represents that the above-described property constitutes commercial property on the date of this conveyance; Grantor does not reside on the above-described property or any contiguous property, nor does any member of Grantor's family reside on the above-described property nor any contiguous property; the above-described property does not constitute homestead property of the Grantor, nor any member of Grantor's family, nor does any contiguous property constitute homestead property of the Grantor.

This deed hereby confers on the Trustee the power and authority to protect, conserve, sell, lease, encumber, and otherwise to manage and dispose of the real property described in this Deed, all in accordance with Section 689.071, Florida Statutes.

In accordance with the unrecorded Trust Agreement, this Deed declares the interest of beneficiaries under the Trust Agreement to be personal property only.

The Grantee Trustee hereunder may resign. In the event of the death, incapacity or resignation of the Trustee, the Grantor hereby designates and appoints Grantee's son, CARTER BROOKS TRACHT, as the successor or substitute Trustee hereunder, as the case may be. Upon the resignation, death or incapacity of the Trustee, the recording of an Affidavit in the Public Records of Sarasota County, Florida, by such successor or substitute Trustee reciting that the predecessor Trustee has either resigned, died or become incapacitated, shall be conclusive evidence in favor of every person dealing with such successor or substitute Trustee in relation to said real estate of such fact, and that such successor or substitute Trustee is fully vested with all the right, title, estates, powers, authorities, duties and privileges of the predecessor Trustee and of the trust.

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

Dated: 4/15/98

Witnesses:

[Signature]
Print Name: Amy Garvey

[Signature]
Print Name: Frieda J. Gibson

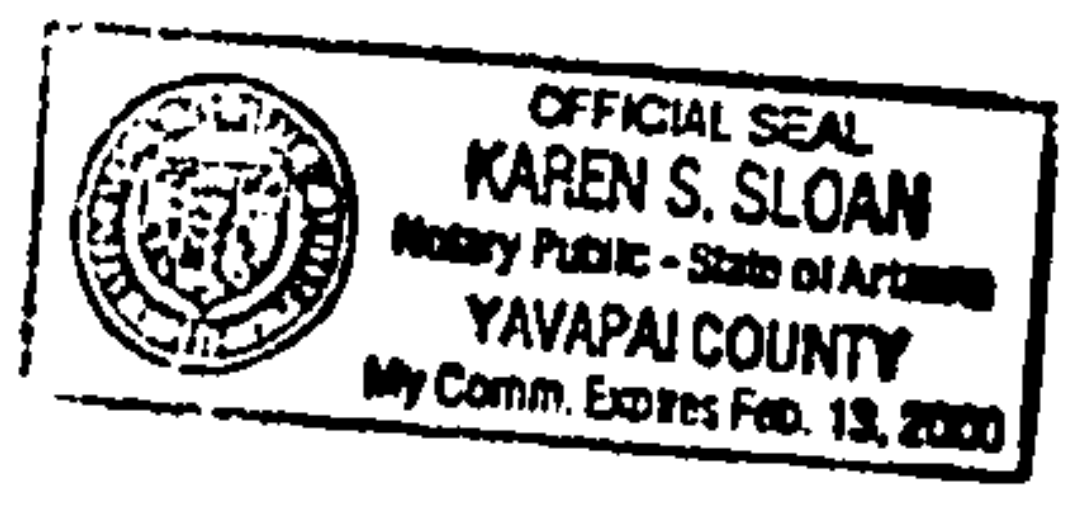
[Signature]
GARY D. TRACHT

Address of Grantor:
P.O. Box 695
Driggs, Idaho 83422-0695

STATE OF ARIZONA
COUNTY OF YAVAPAI

The foregoing instrument was acknowledged before me this 15 day of APR, 1998, by Garry D. Tracht, [] who is personally known to me; or [] who has produced Tx DL 07430 P33 x 11/01 as identification.

[Signature]
Print Name: KAREN S. SLOAN
Notary Public
My Commission Expires:



RECORDED IN OFFICIAL RECORDS
98 APR 20 PM 5:22
CLERK OF CIRCUIT COURT
SARASOTA COUNTY, FL