



RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 1999124283 2 PGS
1999 SEP 13 11:18 AM
KAREN E. RUSHING
CLERK OF CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
DCLINGER Receipt#136918

RETURN TO/THIS INSTRUMENT

PREPARED BY:

Gary A. Kahle, Esquire
SCHWARZ, KAHLE & KELLER, P.A.
21229 Olean Boulevard, Suite B
Port Charlotte, FL 33952

Doc Stamp-Deed: 0.70

PARCEL IDENTIFICATION NO.: 428-07-0003

This Quit-Claim Deed Made the 9th day of September, 1999, by

JAMES E. ANDERSON and GAIL W. ANDERSON, husband and wife

first party, to JAMES E. ANDERSON, as Trustee of the JAMES E. ANDERSON DECLARATION OF TRUST dated April 30, 1996

whose post office address is c/o J. Anderson, Inc., 1381 Market Circle, No. 6, Port Charlotte, Florida 33953
second party:

(wherever used herein the terms "first party" and "second party" shall include singular and plural, heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

Witnesseth: That the said first party, for and in consideration of the sum of \$10.00, in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release, and quit-claim unto the second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land situate, lying and being in the County of Sarasota, State of Florida, to-wit:

See legal description attached hereto and made a part hereof as Exhibit "A".

GRANTORS hereby covenant that they do not reside on the above-described property, nor do they reside on lands contiguous or adjacent thereto, and that said property is used for commercial purposes only.

It is the intention of this conveyance to confer on the Grantee, as Trustee, all the powers enumerated in Florida Statute 689.071, including specifically the power and authority either to protect, conserve and to sell, or to lease, or to encumber, or otherwise to manage and dispose of the real property described above.

****THIS INSTRUMENT PREPARED WITHOUT BENEFIT OF TITLE EXAMINATION****

To Have and to Hold, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the same first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

Pam S. Foulk {SEAL}
1st Witness signature

Pam S. Foulk
Printed Name: JAMES E. ANDERSON
Post Office Address: 1381 Market Circle, No. 6
Port Charlotte, FL 33953

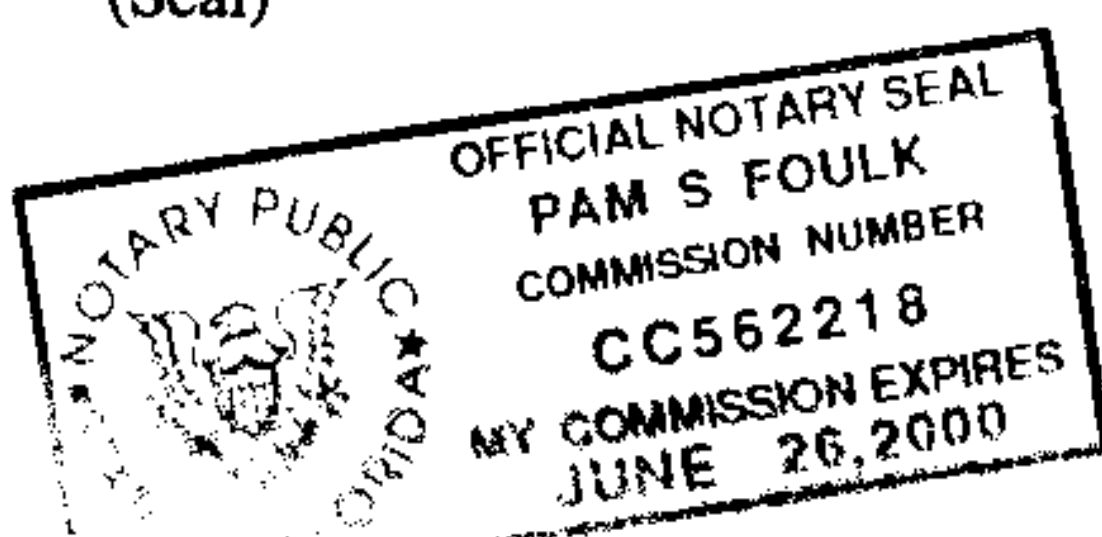
Gail W. Anderson {SEAL}
2nd Witness signature

GAIL A. KAHLE
Printed Name: GAIL W. ANDERSON
Post Office Address: 1381 Market Circle, No. 6
Port Charlotte, FL 33953

STATE OF FLORIDA
COUNTY OF CHARLOTTE

The foregoing was acknowledged before me this 9th day of September, 1999, by JAMES E. ANDERSON and GAIL W. ANDERSON, who are personally known to me or who have produced as identification.

(Seal)



Pam S. Foulk
Notary Public
My Commission Expires:

EXHIBIT A

OFFICIAL RECORDS INSTRUMENT # 1999124283 2 PGS

Begin at the SE corner of Section 17, Township 39 South, Range 19 East, and run North 88 degrees 46' 50" West, 1359.87 feet along the South line of said Section; thence North 01 degrees 15' 35" East, 1909.90 feet; thence North 88 degrees 44' 25" West, 107.53 feet; thence along a curve to the left, radius 400 feet arc 234.38 feet, chord 231.04 feet, chord bearing South 74 degrees 28' 24" West, to a point; thence South 57 degrees 41' 13" West 200 feet to the point of beginning; thence North 32 degrees 18' 47" West 200 feet; thence South 57 degrees 41' 13" West 100 feet; thence South 32 degrees 18' 47" East 200 feet; thence North 57 degrees 41' 13" East 100 feet to the Point of Beginning.

TOGETHER WITH a perpetual non-exclusive easement for ingress and egress over the following property, to-wit: Begin at the SE corner of Section 17, Township 39 South, Range 19 East and run North 88 degrees 46' 50" West 2444.27 feet along the South line of said Section to the Centerline of U.S. Route 41 By-Pass; thence North 5 degrees 09' 40" East, 262.46 feet along the centerline of said by-pass; thence along a curve to the left, radius 1637.02 feet, arc 984.98 feet, chord 970.02 feet, chord bearing North 12 degrees 04' 33" West, which continues along the centerline of said by pass; thence North 57 degrees 41' 13" East, 53.13 feet to the Point of Beginning on the Easterly right-of-way line of U.S. Route 41 By-Pass; thence continue North 57 degrees 41' 13" East, 1100.98 feet; thence on a curve to the right, radius 400 feet, arc 234.38 feet, chord 231.64 feet, chord bearing North 74 degrees 28' 24" East; thence South 88 degrees 44' 25" East 107.53 feet; thence South 1 degree 15' 35" West, 50.00 feet; thence North 88 degrees 44' 25" West, 107.53 feet; thence on a curve to the left, radius 350.00 feet, arc 205.08 feet, chord 202.16 feet, chord bearing South 32 degrees 18' 47" West; thence South 57 degrees 41' 13" West, 1103.92 feet; thence on a curve to the left, radius 1690.02 feet, chord 50.13 feet, chord bearing North 28 degrees 34' 17" West to the Point of Beginning.
