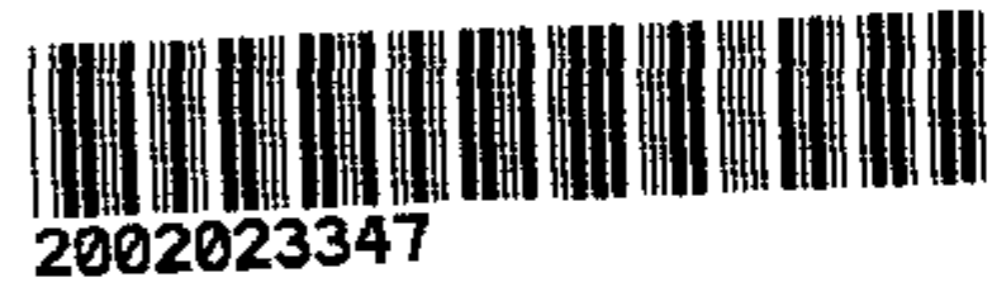


RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2002023347 2 PGS
2002 FEB 11 01:17 PM
KAREN E. RUSHING
CLERK OF CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
MTAYLOR Receipt#135341
Doc Stamp-Deed: 3,045.00

2
#200
Prepared by and return to
Carolyn Ramirez
Skip Berg, P.A.
Berg & Douglass
1872 S. Tamiami Trail, Suite D
Venice, FL 34293

File Number 02-102

[Space Above This Line For Recording Data]



Warranty Deed

This Warranty Deed made this / day of **February, 2002** between **ROBERT H. MURPHY and MYRIAM V. MURPHY, husband and wife** whose post office address is **2606 Heatherwood Circle, Venice, FL 34292**, grantor, and **GERALD MURPHY and LISA MURPHY, husband and wife** whose post office address is **820 Bayview Drive, Nokomis, FL 34275**, grantee

(Whenever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10 00) 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 said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in **Sarasota County, Florida** to-wit

Begin at the point of intersection of the North line of the SE 1/4 of the NE 1/4 of the SW 1/4 of Section 28, Township 39 South, Range 19 East, Sarasota County, Florida, and the Easterly R/W line of US 41, Tamiami Trail, thence S 32 54'30" E, 22.44'; thence S 86 02'18" E, 25'; thence S 03 10'18" E, 40.31'; thence S 32 54'30" E, 87.56; thence N 58 55'00" E, 205' +or- to the center line of a 66' right of way previously dedicated as a state road; thence N 32 54'30" W to the North line of the SE 1/4 of the NE 1/4 of the SW 1/4 of Section 28, Township 39 South, Range 19 East; thence South 89 39'20" W, 243.12' to the Point of Beginning.

Begin at the point of intersection of the North line of the SE 1/4 of the NE 1/4 of the SW 1/4 of Section 28, Township 39 South, Range 19 East, Sarasota County, Florida, and the Easterly R/W line of US 41, Tamiami Trail; thence S 32 54'30" E, 22.44'; thence S 86 02'18" E, 25'; thence South 03 10'18" E, 40.31'; thence South 32 54'30" E, 87.56' for the Point of Beginning; thence N 58 55'00 E, 205', +or-, to the center line of a 66'right of way previously dedicated as a State Road; thence S 32 54'30" E, 100'; thence S 58 55'00" W, 205' more or less to the Easterly right of way line of US 41; thence North 32 54'30" W, 100' to the Point of Beginning.

Parcel Identification Number: 450060004 & 450060005

Subject to taxes for 2002 and subsequent years; covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

Subject to Purchase Money Mortgage of even date.

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

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written

Signed, sealed and delivered in our presence

H R Berg

Witness Name SKIP BERG

Ch

Witness Name Carolyn Ramirez

Robert H Murphy (Seal)
ROBERT H MURPHY

Myriam V Murphy (Seal)
MYRIAM V MURPHY

State of Florida
County of Sarasota

The foregoing instrument was acknowledged before me this 7 day of February, 2002 by ROBERT H MURPHY and MYRIAM V MURPHY, who are personally known or have produced _____ as identification.

[Notary Seal]



H R Berg, Jr
Notary Public

Printed Name HR BERG, JR

My Commission Expires _____