

2-11-28  
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Return to:  
Name:  
Address:

Return to: ✓

This Instrument Prepared by:  
Executive Title Insurance Services, Inc.  
2300 Bee Ridge Road  
Sarasota, FL 34239  
10021248

RECORDED IN OFFICIAL RECORDS  
INSTRUMENT # 2003024774 2 PGS  
2003 FEB 07 03:43 PM  
KAREN E. RUSHING  
CLERK OF THE CIRCUIT COURT  
SARASOTA COUNTY, FLORIDA  
DMANNING Receipt#276012

Doc Stamp-Deed: 0.70

Property Appraisers Parcel I.D. (Folio) Number(s):

79-06-0033

Grantee(s) S.S.#(s):



**QUITCLAIM DEED**  
(INDIVIDUAL)

**THIS INDENTURE**, Made this 23 day of January, 2003, by and between **Diana L. Kahlenberg, individually, a single woman, and as Trustee under Agreement dated October 10, 2001**, whose post office address is: 100 Ocean Place, Sarasota FL 34242, hereinafter referred to as GRANTOR, and

**Diana L. Kahlenberg**, whose post office address is: 100 Ocean Place, Sarasota FL 34242, hereinafter referred to as GRANTEE:

**WITNESSETH:** That Grantor, for and in consideration of the sum of \$10.00 Dollars and other valuable considerations, lawful money of the United States of America, to Grantor in hand paid by the Grantee, the receipt whereof is hereby acknowledged, has remised, released and quitclaimed to the Grantee, Grantee's heirs and assigns forever, all the rights, title, interest and claim of the Grantor in and to the following described land in Sarasota County, Florida, to wit:

**SEE EXHIBIT "A" ATTACHED HERETO.**

**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 said Grantor, either in law or equity, to the only proper use, benefit and behoof of the said Grantee forever.

**IN WITNESS WHEREOF**, Grantor has executed this deed under seal on the date aforesaid.

Signed, Sealed and Delivered in Our Presence:  
Witness Signature: [Signature]  
Witness Printed Name: Laurie S. Lynn  
Witness Signature: [Signature]  
Witness Printed Name: Carrie S. Rummy

Diana L. Kahlenberg  
Diana L. Kahlenberg

STATE OF Florida  
COUNTY OF Sarasota

The foregoing instrument was acknowledged before me this 23rd day of Jan, 2003, by **Diana L. Kahlenberg**. He/she is personally known to me or have produced driver license(s) as identification.

My Commission Expires:



[Signature]  
Printed Name:  
Notary Public  
Serial Number

31906206\1319062067  
KAHLENBERG

INSTRUMENT # 2003024774  
2 PGS

### SCHEDULE A

Lot 4, Out of Door School Subdivision, as per plat thereof recorded in Plat Book 4, Page 96, Public Records of Sarasota County, Florida, being a part of U.S. Government Lot 6, in Section 1, Township 37 South, Range 17 East, together with any extended Westerly and between the Westerly line of said Lot 4 and the waters of Big Sarasota Pass, together with all riparian rights thereunto appertaining on Big Sarasota Pass and Fiddler's Bayou.

Also: Begin at the Southeast corner of Lot 4 of Out of Door School Subdivision, as recorded in Plat Book 4, Page 96, of the Public Records of Sarasota County, Florida; thence North 14° 25' East 159.5 feet more or less to the waters of Fiddler's Bayou; thence Southeasterly along shore of said bayou a distance of 40 feet; thence South 15° 45' West 132.75 feet more or less passing a concrete monument at 66.375 feet; thence North 72° 30' West 26 feet to Point of Beginning; being a part of Lot 5, Out of Door School Subdivision, as per plat thereof recorded in Plat Book 4, Page 96, of the Public Records of Sarasota County, Florida.

Also: An Easement created by instrument dated January 14, 1955, recorded in Deed Book 339, Page 540, of the Public Records of Sarasota County, Florida, for private road and Right-of-Way purposes, upon over and across the following described property in Sarasota County, Florida, to-wit: From an iron pipe on the Southeasterly line of Lot 6, plat of Out of Door School Subdivision (see Public Records of Sarasota County, Florida, Plat Book 4, Page 96), which iron pipe is also the Westerly corner of Lot 9, Fiddler's Bayou Subdivision (see Public Records of Sarasota County, Florida, Plat Book 4, Page 91) run South 45° 30' West on said Southeasterly line of Lot 6 produced 40 feet to an iron pipe for Point of Beginning (a concrete monument bears South 22° 39' East distant 0.6 feet from said iron pipe); thence from said iron pipe run North 22° 39' West 137.9 feet to a concrete monument; thence North 16° 16' West 100 feet to a concrete monument; thence North 17° 30' East 43.8 feet to a concrete monument at the Southeast corner of Lot 4 of Out of Door School Subdivision, thence North 59° 10' West 40 feet to an iron pipe; thence South 0° 21' East 62 feet to an iron pipe on the Easterly line of Lot 3 of Out of Door School Subdivision; thence South 16° 16' East 107.5 feet to an iron pipe; thence South 22° 39' East 146.6 feet to an iron pipe which bears South 45° 30' West from Point of Beginning; thence continue South 22° 39' East to the Westerly Right-of-Way line of Ocean Boulevard; thence Northeasterly along Ocean Boulevard to a point which bears South 22° 39' East from Point of Beginning; thence North 22° 39' West to Point of Beginning.