

THIS INSTRUMENT PREPARED BY
(without examination of title)
AND RETURN TO:
Robert M. Fournier, Esq.
Taylor, Lawless & Singer, P.A.
46 No. Washington Boulevard, Ste. 21
Sarasota, Florida 34236

RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2003051343 3 PGS
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KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
DCOURSEY Receipt#292191

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2003051343

TRUSTEE'S DEED

Parcel ID Number: 2014-05-0069

THIS INDENTURE, executed this 6th day of March,
2003, between DOROTHY C. SILVER, Trustee under an unrecorded Trust
known as the Dorothy C. Silver Revocable Trust 2000, of the State
of Florida, County of Sarasota, hereinafter referred to as Grantor,
with full power and authority to protect, conserve and to sell, or
to lease or to encumber, or to otherwise manage and dispose of the
property hereinafter described and Rover Realty, LLC, a Florida
limited liability company, whose mailing address is 1750 Ben
Franklin Drive, Unit PHF, Sarasota, FL 34236.

W I T N E S S E T H:

The Grantor, in consideration of the premises and the sum of
Ten (\$10.00) Dollars and other good and valuable considerations to
Grantor in hand paid, by Grantee, the receipt whereof is hereby
acknowledged, hereby grants and conveys unto Grantee, as Successor
Trustee, the following described land, situate, lying and being in
Sarasota County, Florida to wit:

Lots 18, 19 and 20, Block 3, St. Armands Division of John Ringling Estates, according to the map or plat thereof as recorded in Plat Book 2, Pages 30 and 31, of the Public Records of Sarasota County, Florida

SUBJECT TO that certain Mortgage from Robert M. Fournier, as successor trustee under that certain unrecorded Land Trust No. 367 dated April 15, 1991, as Mortgagor, and Hyman H. Silver and Eunice C. Silver, husband and wife, and Dorothy C. Silver, as Borrower, to Northern Trust Bank of Florida, N.A., in the original principal amount of \$900,000.00, dated April 23, 1999 recorded as Instrument Number 1999056603 of the Public Records of Sarasota County, Florida

This conveyance is also subject to: Conditions, restrictions, reservations, limitations, and easements of record; zoning and other regulatory ordinances and taxes for the year 2003 and subsequent years which are not now due and payable.

TO HAVE AND TO HOLD the above described real property in fee simple.

GRANTOR COVENANTS with Grantee that Grantor has good right and lawful authority to convey said land and Grantor warrants the title to the property for any acts of Grantor and will defend the title against the lawful claims of all persons claiming by, through and under Grantor.

GRANTOR warrants and represents that she has been duly authorized to convey the above described property to the Grantee named herein.

IN WITNESS WHEREOF, Grantor, Trustee as aforesaid, has caused these presents to be signed in Sarasota County, Florida, on the day and year first above written.

INSTRUMENT # 2008051343
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INSTRUMENT # 2003051343
3 PGS

Signed, sealed and delivered
in our presence:

Patricia S. Nelson
Witness

Print Name: Patricia S. Nelson

Sandra M. Jones
Witness

Print Name: Sandra M. Jones

Dorothy C. Silver
Dorothy C. Silver
Trustee as aforesaid
1750 Ben Franklin Drive
Unit PHF
Sarasota, FL 34236

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this 6th
day of March, 2003 by DOROTHY C. SILVER, who is
personally known to me or who has produced N/A as
identification.

Lillie G. Fournier
Notary Public

