

RECORDED IN OFFICIAL RECORDS  
INSTRUMENT # 2003099767 2 PGS  
2003 MAY 21 05:16 PM  
KAREN E. RUSHING  
CLERK OF THE CIRCUIT COURT  
SARASOTA COUNTY, FLORIDA  
CFOLKINS Receipt#322439

✓  
Alyssa M. Sells, Esquire  
SHERYL A. EDWARDS, P.A.  
1800 Second Street  
Suite 720  
Sarasota, Florida 34236

J-EDW

Rec Fees 10.50  
Doc Stamps .70  
Int Tax \_\_\_\_\_

Doc Stamp-Deed: 0.70

Parcel ID Number: 0059-14-0009



**DEED**

THIS INDENTURE, made this 15th day of May, 2003, by and between  
Leslaw Srodek and Kazimiera Srodek, husband and wife

hereinafter referred to as Grantor, whose mailing address is  
8203 Coash Road, Sarasota, FL 34241-9349

and Leslaw Srodek, Trustee of the Leslaw and Kazimiera Srodek Revocable  
Trust Agreement, dated May 15, 2003  
hereinafter referred to as Trustee, whose post office address is  
8203 Coash Road, Sarasota, FL 34241-9349

(Wherever used the terms "Grantor" and "Grantee" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporation, wherever the context so admits or requires.)

**WITNESSETH**

Grantor, in consideration of the sum of

-----TEN DOLLARS (\$10)-----

and other good and valuable considerations, receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey to Trustee, his successors and assigns, all Grantor's interest in and to the following described real property lying and being situated in Sarasota County, Florida to wit:

LOTS 14 AND 15, BLOCK 67, SOUTH GATE UNIT NO. 17 SUBDIVISION, AS PER  
PLAT THEREOF RECORDED IN PLAT BOOK 10, PAGE 101, OF THE PUBLIC  
RECORDS OF SARASOTA COUNTY, FLORIDA.

Subject to restrictions, reservations and easements of record, if  
any, and taxes subsequent to 1984.

**TOGETHER WITH** all appurtenances, privileges, rights, interest, dower, reversions, remainders and easements thereunto appertaining:

**TO HAVE AND TO HOLD** said real estate with the following powers and for the following uses and purposes, to-wit:

1. The Trustee is vested with full rights of ownership over the above described real estate and Trustee is specifically granted and given the power and authority:

(a) To protect and conserve said real estate and improvements located thereon and to pay the taxes assessed thereon;

(b) To sell said real estate, for cash or on credit, at public or private sale, to exchange said real estate for other property and to grant options to sell said property, and to determine the price and terms of sales, exchanges and options;

(c) To execute leases and subleases for terms as long as 20 years, to subdivide or improve said real estate and tear down or alter improvements, to grant easements, give consent and make contracts relating to said real estate or its use and to release or dedicate any interest in said real estate;

(d) To borrow money and to mortgage, pledge or encumber any or all of the said real estate to secure payment thereof;

(e) To manage, control and operate said real estate, to collect the rents, issues and profits, to pay all expenses thereby incurred, and in addition, to manage and operate any business that may now or hereafter be operated and maintained on said real estate, and in general, to exercise any powers authorized by the provisions of Chapter 737, Florida Statutes, 1988;

(f) The Trustee's liability hereunder, under the Trust Agreement or by operation of law to any person, firm or corporation is limited to the trust assets and the Trustee shall not become individually or personally obligated in any manner related thereto;

2. The Trustee shall hold said real estate and make distributions of said real estate of the proceeds derived therefrom in accordance with the terms and conditions of that certain Trust Agreement dated the \_\_\_\_\_ day of \_\_\_\_\_

3. No purchaser, grantee, mortgagee, lessee, assignee or any other person dealing with the Trustee need see to the application of any proceeds of any sales, lease, mortgage or pledge, but the receipt of the Trustee shall be a complete discharge and acquittance therefor. Any and all persons, including but not limited to grantees, mortgagees, lessees, transferees and assigns dealing with said Trustee need not inquire into the identification or status of any beneficiary under this deed or any collateral instrument nor inquire into or ascertain the authority of such Trustee to act in and exercise the powers granted by this deed or of adequacy or disposition of any consideration paid to the Trustee nor inquire into the provisions of said unrecorded Trust Agreement and any amendments thereto collateral hereto.

**Trustee Deed - Page 2**

Parcel ID Number: 0059-14-0009

INSTRUMENT # 2003099767  
2 PGS



- 4. This conveyance is made in conformance with the provisions of Section 689.071, Florida Statutes.
- 5. By its acceptance of this conveyance, the Trustee covenants and agrees to do and perform the duties, acts and requirements upon it binding.
- 6. Each and every power hereinabove set forth may be exercised by any Trustee. Any instrument executed by any Trustee or any act taken by any Trustee shall be binding upon the trust and all of the Trustees as fully and completely as if all Trustees had executed said instrument or taken said action.

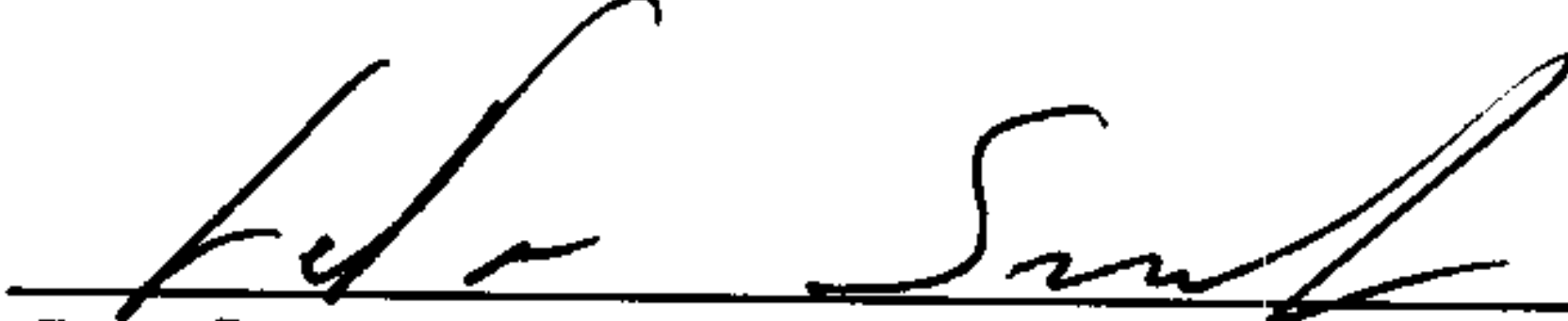

7. The Successor Trustee is Grantee's  
 The Successor Trustee shall have all of the title, powers and discretion herein given to the Trustee, without any act of conveyance or transfer. A certificate signed by any Trustee or any Successor Trustee under this instrument and acknowledged by him/her before a Notary Public shall be conclusive evidence upon all persons and for all purposes of the facts stated in the certificate representing the terms of this instrument and the identity of the Trustees who from time to time are serving under it.

**NOTE TO PROPERTY APPRAISER:** The Grantee confirms that under the terms of the Trust referred to above, the Grantee has not less than a beneficial interest for life and is entitled to a homestead tax exemption pursuant to the provisions of Florida Statute 196.041(2).

**IN WITNESS WHEREOF,** the Grantor has signed and sealed this Deed the date above written.

Signed, sealed and delivered in the presence of:

  
 Printed Name: Alyssa M. Sells  
 Witness  
  
 Printed Name: Tracie L. Billman  
 Witness

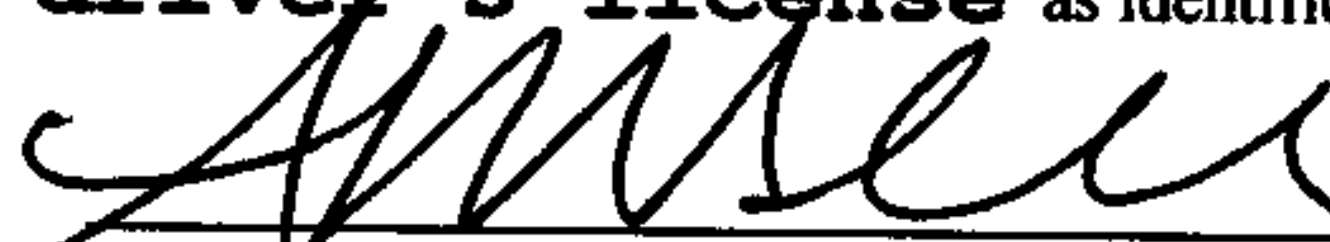
  
 Printed Name: Leslaw Srodek (Seal)  
 P.O. Address: 8203 Coash Road, Sarasota, FL 34241-9349  
  
 Printed Name: Kazimiera Srodek (Seal)  
 P.O. Address: 8203 Coash Road, Sarasota, FL 34241-9349

STATE OF Florida  
 COUNTY OF Sarasota

The foregoing instrument was acknowledged before me this **15th** day of **May**, 2003 by **Leslaw Srodek and Kazimiera Srodek, husband and wife**

who are personally known to me or who have produced their **Florida driver's license** as identification.



  
 Printed Name: Alyssa M. Sells  
 Notary Public  
 My Commission Expires: