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KAREN E. RUSHING
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SARASOTA COUNTY,FLORIDA
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**This Instrument Prepared By And
After Recording Return To:
Robert W. Darnell, Esq.
HANKIN, PERSSON, DAVIS,
McCLENATHEN & DARNELL
1820 Ringling Blvd.
Sarasota, Florida 34236
(941) 365-4950**

WARRANTY DEED

THIS WARRANTY DEED, executed this 10 day of Dec., 2003, by VIRGINIA C. VOLZ, an unremarried widow, whose address is 400 Golden Gate Point, #11, Sarasota, Florida 34236, hereinafter referred to as "first party", to:

VIRGINIA C. VOLZ, as Trustee of the VIRGINIA C. VOLZ REVOCABLE TRUST under Agreement dated the 25th day of November, 2003, with 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 herein as provided for in Florida Statutes Chapter 689, as amended.

whose address is 400 Golden Gate Point, #11, Sarasota, Florida 34236, hereinafter referred to as "second party".

(Wherever used herein the term "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 first party, for and in consideration of the sum of $10.00 in hand paid by second party, the receipt whereof is hereby acknowledged, does hereby convey unto second party forever, all the right, title, interest, claim and demand which 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:

An undivided one-half (1/2) interest in: Unit 10, NORTHWEST QUADRANT CONDOMINIUM, according to the Declaration of Condominium recorded in Official Records Book 1909, Pages 1984 through 1935, inclusive, and as per Plat thereof recorded in Condominium Book 26, Pages 13 and 13A, inclusive, Public Records of Sarasota County, Florida.

Subject to all easements, restrictions and reservations of record, if any.

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THIS WARRANTY DEED HAS BEEN PREPARED WITHOUT THE BENEFIT OF AN EXAMINATION OF TITLE.

Parcel I.D.#: 2014053010

First party hereby covenants with second party that first party is lawfully seized of the property in fee simple; that first party has good right and lawful authority to sell and convey the property; that first party hereby fully warrants the title to the property and will defend the title against the lawful claims of all persons whomsoever.

TO HAVE AND TO HOLD same together with all and singular the appurtenances thereunto belonging or in anyway appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of first party, either in law or equity, to the only proper use, benefit and behoove of second party forever.

IN WITNESS WHEREOF, first party has signed and sealed these presents the day and year first above written.

WITNESSES:

Velvet P. Sumpter
Print Name: VELVET PATRICE SUMPTER

Virginia C. Volz
VIRGINIA C. VOLZ
Address: 400 Golden Gate Point, #11
Sarasota, Florida 34236

Maureen R Reinecke
Print Name: Maureen R Reinecke

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was subscribed and sworn to before me by VIRGINA C. VOLZ, who is personally known to me, and who acknowledged to and before me that she executed the same freely and voluntarily for the purposes therein expressed, this 10 day of December, 2003.

Maureen R Reinecke
Print Name: Maureen R Reinecke
Notary Public, State of Florida
My commission expires: 9.3.07

(RWD:dr\w:\2795\WD)

MAUREEN R. REINECKE
Notary Public, State of Florida
My comm. expires Sept. 3, 2007
No. DD 247064