



RECORDED IN OFFICIAL RECORDS
 INSTRUMENT # 2004033321 2 PGS
 2004 FEB 24 05:26 PM
 KAREN E. RUSHING
 CLERK OF THE CIRCUIT COURT
 SARASOTA COUNTY, FLORIDA
 RAGIORDA Receipt#439283

1

Prepared without examination of title:
 David G. Bowman, Jr., Esquire
 Bowman, George, Schab, Toale & Robinson, P.A.
 2750 Ringling Blvd., Suite 3
 Sarasota, FL 34237

Parcel ID Number: 2004100031
 Grantee #1 TIN: 65-1044454

Doc Stamp-Deed: 3,150.00

Warranty Deed

This Indenture, Made this 23rd day of February, 2004 A.D. Between J & A Investments of Sarasota, Inc., a corporation existing under the laws of the State of Florida of the County of Macon, State of North Carolina, grantor, and Abhiram, Inc., a corporation existing under the laws of the State of Florida whose address is: 4005 North Tamiami Trail, Sarasota, FL 34234 of the County of Sarasota, State of Florida, grantee.

Witnesseth that the GRANTOR, for and in consideration of the sum of TEN DOLLARS (\$10) DOLLARS, and other good and valuable consideration to GRANTOR in hand paid by GRANTEE, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said GRANTEE and GRANTEE'S heirs, successors and assigns forever, the following described land, situate, lying and being in the County of Sarasota, State of Florida to wit:

See Attached Exhibit "A"

Subject to restrictions, reservations and easements of record, if any, and taxes subsequent to 2003.

and the grantor does hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.

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

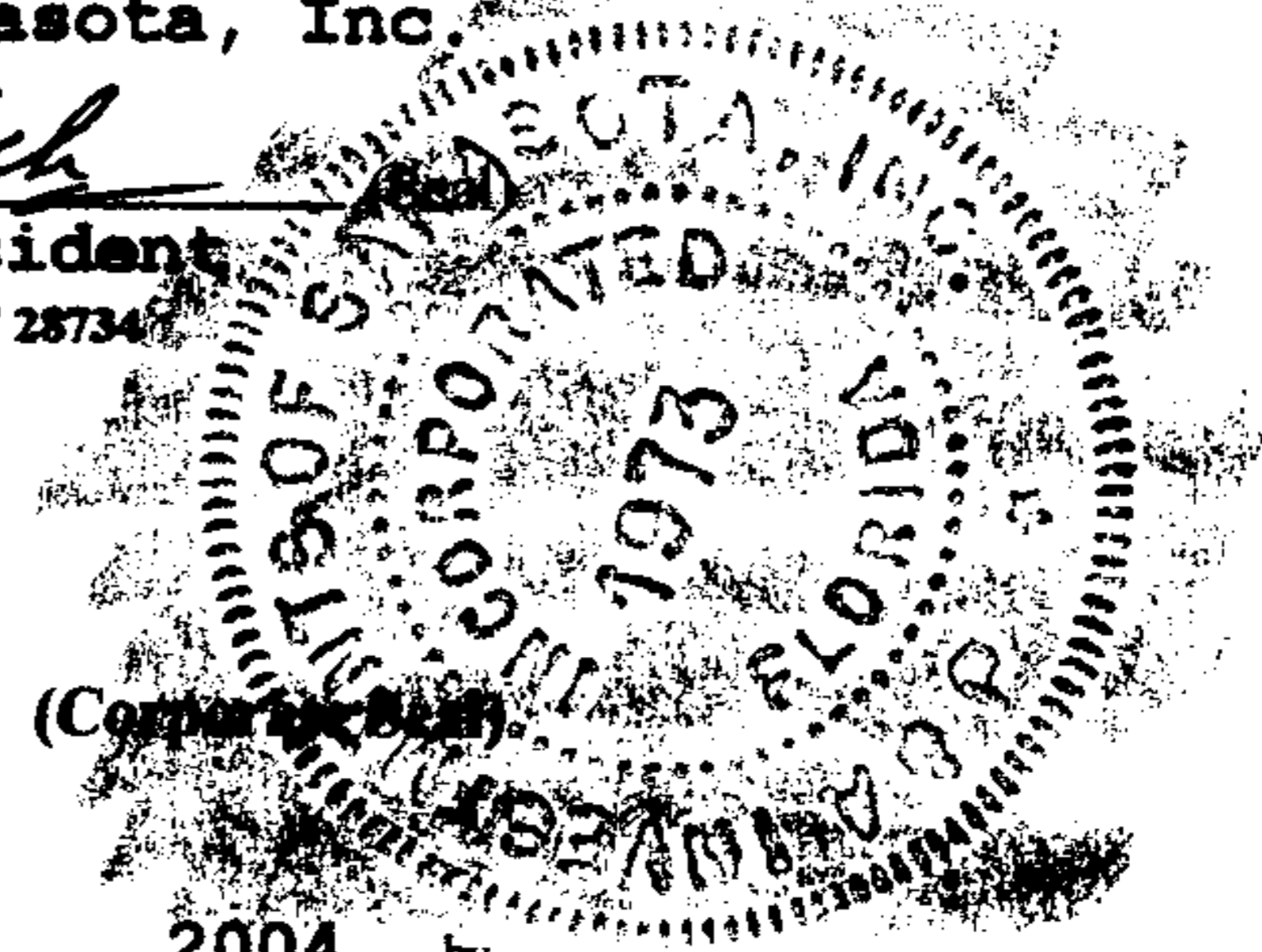
Signed, sealed and delivered in our presence:

J & A Investments of Sarasota, Inc

Robin D. Spivey
 Printed Name: Robin D. Spivey
 Witness

By: Kasmer L. Pleskach
 Kasmer L. Pleskach, President
 P.O. Address: 1715 Ray Cove Road, Franklin, NC 28734

Marie Jennings
 Printed Name: MARIE JENNINGS
 Witness



STATE OF North Carolina
 COUNTY OF Macon

The foregoing instrument was acknowledged before me this 20th day of February, 2004 by Kasmer L. Pleskach, President of J & A Investments of Sarasota, Inc., a Florida Corporation, on behalf of the corporation he is personally known to me or he has produced his Robin D. Spivey as identification.

Robin D. Spivey
 Printed Name: Robin D. Spivey
 Notary Public
 My Commission Expires: 09-04-05

INSTRUMENT # 2004033321
2 PGS

Exhibit "A"

Begin at the Southeast corner of Lot 15, BOLICH PROPERTIES, as per plat thereof recorded in Plat Book 2, page 145, Public Records of Sarasota County, Florida, thence run Northwesterly along the Westerly boundary line of the Tamiami Trail 100 feet to a point on the said Westerly boundary line of the Tamiami Trail; Thence run West and parallel to the South line of said Lot 15 of BOLICH PROPERTIES, across Lot 12 of BOLICH PROPERTIES and across the West half of Lot 65 of INDIAN BEACH, as per plat of said INDIAN BEACH recorded in Plat Book 1, Page 96, Public Records of Manatee County, Florida, to a point of the West line of said Lot 65 of INDIAN BEACH; thence run South along the West line of said Lot 65 of INDIAN BEACH; to the Southwest corner thereof; thence run East along the South line of said Lot 65 of INDIAN BEACH and said Lot 15 of BOLICH PROPERTIES to the point of beginning; being in Section 12, Township 36 South, Range 17 East; Sarasota County, Florida.

EXCEPT THE FOLLOWING PROPERTY:

Beginning at the Southwest corner of Lot 65, Plat of INDIAN BEACH as recorded in Plat Book A, Page 33 (Plat Book 1, Page 96, Manatee County Records), of the Public Records of Sarasota County, Florida, thence run North 0° 21' 00" East along the West line of said Lot 65 a distance of 15 feet; thence East and parallel to the South line of said Lot 65 a distance of 55 feet; thence South 0° 21' 00" West and parallel to the West line of said Lot 65 a distance of 15 feet; thence West along the South line of said Lot 65 a distance of 55 feet to the P.O.B. (being in Section 12, Township 36 South, Range 18, East, Sarasota County, Florida and containing 825 square feet), being that same property conveyed by Right-of-Way Deed from Liberty National Life Insurance Company to the City of Sarasota, recorded in Deed Record 287, Page 38, Public Records of Sarasota County, Florida.