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RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2004048349 2 PGS
2004 MAR 16 05:04 PM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
CEAGLETO Receipt#448399

This Instrument Prepared By:
Jan W. Pitchford, Esquire
Abel, Band, Russell, Collier,
Pitchford & Gordon, Chartered
P.O. Box 49948
Sarasota, FL 34230-6948

Doc Stamp-Deed: 0.70



This Warranty Deed was prepared without the benefit of title examination.

WARRANTY DEED

This Warranty Deed is made by Myrna Loring Welch, a married woman ("Grantor") to Lexi Properties, L.L.C., a Florida limited liability company, whose post office address is 650 Mourning Dove Drive, Sarasota, Florida 34236 ("Grantee").

Grantor, in consideration of the sum of Ten and No/100 Dollars (\$10.00) and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, hereby conveys to Grantee the following described real property in Sarasota County, Florida:

Unit 5 in PROFESSIONAL MEDICAL PLAZA
CONDOMINIUM under the declaration of condominium recorded
in Official Records Book 1555, Page 1431 and the survey recorded
in Condominium Book 19 at Page 45 of the Public Records of
Sarasota County, Florida

The Property Appraiser's Parcel Identification Number of the above described real property is 2018-06-0019.

Subject to valid easements, reservations and restrictions of record, governmental regulations and real property taxes for the current year.

Grantor does hereby certify that Grantor currently resides at 650 Mourning Dove Drive, Sarasota, Florida 34236, that neither Grantor nor any member of Grantor's family has ever resided upon the above-described property or any contiguous property, and that the above-described property does not now and has never in the past constituted Grantor's homestead.

Grantor hereby covenants with Grantee that Grantor is lawfully seized of the property in fee simple; that Grantor has good, right and lawful authority to sell and convey the property; that Grantor hereby fully warrants the title to the property and will defend the title against the lawful claims of all persons whomsoever; and that the property is free of all encumbrances not set forth herein.

4195-3 LF
Return to: Abel, Band, et al

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Executed on the 11th day of March, 2004.

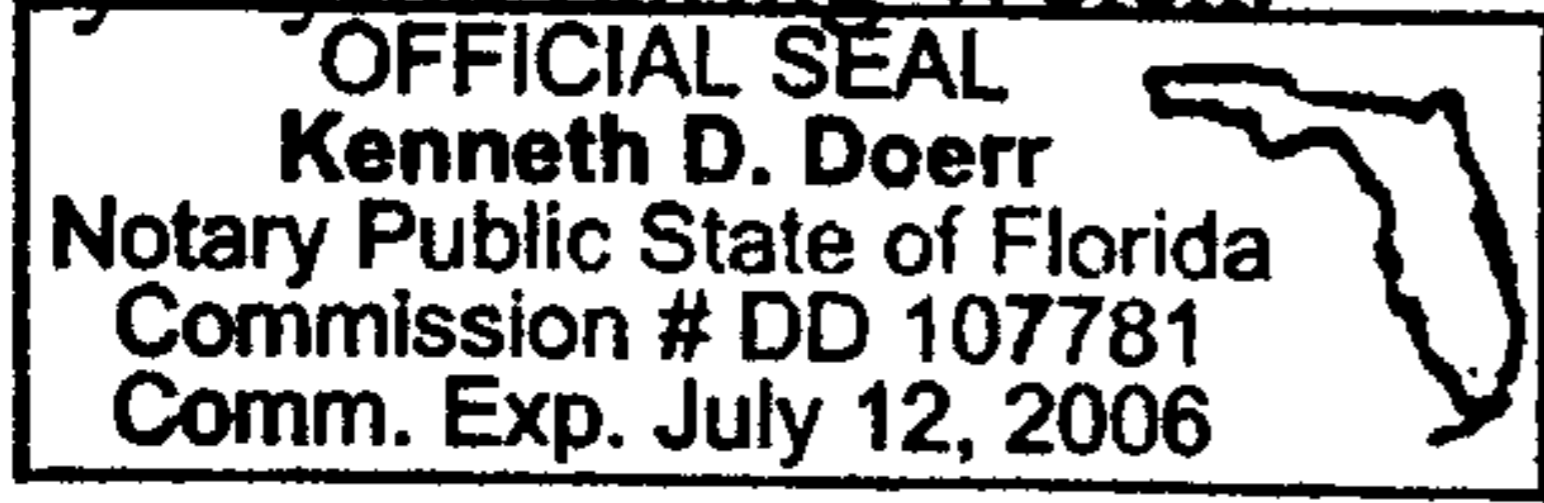
WITNESSES:

Kenneth D Doerr
Print Name: KENNETH D. DOERR
Shayne A. Boggs
Print Name: SHAYNE A. BOGGS

Myrna Loring Welch
Myrna Loring Welch
Address: 650 Mourning Dove Dr.
Sarasota, Fl. 34236

STATE OF FLORIDA
COUNTY OF Sarasota

The foregoing instrument was acknowledged before me this 11th day of March, 2004, by Myrna Loring Welch.



Kenneth D Doerr
Notary Public
Print Name: _____
My Commission Expires: _____

Personally Known (OR) Produced Identification _____
Type of identification produced _____