

RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2004082963 2 PGS
2004 MAY 03 01:14 PM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
CFOLKINS Receipt#469156

Doc Stamp-Deed: 8,400.00



2004082963

Prepared By:
JOHN PATTERSON, ESQ.
Livingston, Patterson & Strickland, P.A.
46 North Washington Boulevard, Suite 1
Sarasota FL 34236
(941) 365-0550

WARRANTY DEED

THIS INDENTURE, made this 30th day of April, 2004, between STERLING VIII REALTY LIMITED PARTNERSHIP, a Florida limited partnership, whose address is 5053 Ocean Boulevard, Sarasota, FL, 34242, **GRANTOR**, and SIESTA KEY BUNGALOWS, INC., a Florida corporation, whose address is 8212 Midnight Pass Road, Sarasota, FL, 34242, **GRANTEE**.

(Wherever used herein the terms "GRANTOR" and "GRANTEE" 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.)

W I T N E S S E T H, that said Grantor, for and in consideration of the sum of TEN AND 00/100's (\$10.00) Dollars and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to said Grantee forever, the following described land located in the County of Sarasota, State of Florida, to-wit:

Lots 3, 4 and 5, Block B, OCEAN VIEW, as per plat thereof recorded in Plat Book 2, Page 32A, of the Public Records of Sarasota County, Florida.

Together with any land lying between the westerly boundary of the foregoing lots and the mean high water line of Midnight Pass, a/k/a Heron Lagoon (the "Accreted Land"). Grantor makes no warranty of title with respect to the Accreted Land.

Subject to valid easements, restrictions, and reservations of record, and real property taxes for the year 2004 and subsequent years.

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

IN WITNESS WHEREOF, Grantor has hereunto set Grantor's hand and seal this day and year first above written.

WITNESSES:

STERLING VIII REALTY LIMITED
PARTNERSHIP, a Florida limited
partnership

By: Steven King
Steven King, General Partner

John Patterson
(print name of witness)
Kathleen A. Epperson
(print name of witness)

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this 30th day of April, 2004 by STEVEN KING, the general partner of STERLING VIII REALTY LIMITED PARTNERSHIP, a Florida limited partnership, on behalf of the partnership. He is personally known to me or has produced Fla DL as identification.

John Patterson
Notary Public
Printed Name of Notary:
Commission # _____

My Comm. Expires:

W:\LUPER\Heron Lagoon Club\18101a-Warranty Deed-Corp.wpd
18101a rev. 5/95



John Patterson
MY COMMISSION # DD184348 EXPIRE
February 21, 2007
BONDED THRU TROY FAIN INSURANCE, INC.