

This Warranty Deed

Made this 30th day of August, 2004 by
**ZEENA E. SOOKRA, A MARRIED WOMAN, JOINED BY
HER HUSBAND, BOODRAM SOOKRA**

hereinafter called the grantor, to
**ANA E. TORO, A MARRIED WOMAN AND RAFAEL J.
TORO, HER HUSBAND**

whose post office address is:
**20531 SOUTHWEST 50TH PLACE
FT. LAUDERDALE, FL 33332**

RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2004173552 1 PG
2004 SEP 07 04:28 PM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
TFERNANDEZ Receipt#521525

Doc Stamp-Deed: 1,148.00



hereinafter called the grantee:

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth, that the grantor, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in **SARASOTA** County, Florida, viz:

Unit 425, CENTRAL PARK II, a condominium, together with an undivided interest in the common elements, according to the Declaration of Condominium thereof recorded in Official Record Book 2963, Page 143-217, inclusive, as amended from time to time, and according to the plat thereof recorded in Condominium Book 31, pages 46-46P, inclusive, and amended in Condominium Book 31, pages 48-48D, inclusive, and amended in Condominium Book 32, pages 18-18D, inclusive, of the Public Records of Sarasota County, Florida.

Subject to covenants, restrictions, easements of record and taxes for the current year.

Parcel Identification Number: 2036-08-2315

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to **December 31, 2003**

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

Alice S. Clark
Witness: (Signature)

Print Name: *Alice S. Clark*

Malissa K. Caropepe
Witness: (Signature)

Print Name: *Malissa K. Caropepe*

Zeena E. Sookra
ZEENA E. SOOKRA
3902 WHISPERING OAKS DRIVE
NORTH PORT, FL 34287

Boodram Sookra
BOODRAM SOOKRA
3902 WHISPERING OAKS DRIVE
NORTH PORT, FL 34287

**State of Florida
County of SARASOTA**

The foregoing instrument was acknowledged before me this 31st day of August, 2004, by **ZEENA E. SOOKRA AND BOODRAM SOOKRA**, who is personally known to me or who has produced **Driver's License** as identification.

Alice S. Clark
NOTARY PUBLIC (signature)

Print Name:

My Commission Expires:

Stamp/Seal:

Prepared by and Returned to:

✓ **Marlene Daniels
Sunbelt Title Agency
1803 Glengary St.
Sarasota, FL 34231
File Number: 743041003**



ALICE S. CLARK
NOTARY PUBLIC - STATE OF FLORIDA
COMMISSION # DD336212
EXPIRES 8/14/2008
BONDED THRU 1-888-NOTARY1