

Rec Fees 2780  
Doc Stamps 17,850.00  
Int Tax \_\_\_\_\_

RECORDED IN OFFICIAL RECORDS  
INSTRUMENT # 2005103578 3 PGS  
2005 MAY 16 11:27 AM  
KAREN E. RUSHING  
CLERK OF THE CIRCUIT COURT  
SARASOTA COUNTY, FLORIDA  
DCOURSEY Receipt#627125

Doc Stamp-Deed: 17,850.00



2005103578

**WARRANTY DEED**

This Warranty Deed is made by ONE PUTT ASSOCIATES, LTD., a Florida limited partnership (the "Grantor"), to KNIGHTS ASSOCIATES, L.L.L.P., a Florida limited liability limited partnership, whose post office address is: P.O. Box 49948, Sarasota, Florida, 34230-6948 (the "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, its successors and assigns forever, the following described real property in Sarasota County, Florida:

See Exhibit "A"

The Property Appraiser's Parcel Identification Number of the above-described real property is 0387-01-0005.

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

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



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**EXHIBIT "A"**

**PARCEL NO. 1:**

BEGIN AT THE NE CORNER OF SECTION 33, TOWNSHIP 38 SOUTH, RANGE 19 EAST, SARASOTA COUNTY, FLORIDA; THENCE S 1°03'08" E ALONG THE EAST LINE OF SAID SECTION 33, 553.93 FEET; THENCE N 89°33'25" W, 162.46 FEET; THENCE S 1°03'08" E 233.07 FEET; THENCE N 89°33'25" W, 162.47 FEET; THENCE N 1°03'08" E, 787.00 FEET TO THE NORTH LINE OF SAID SECTION 33; THENCE S 89°33'25" E ALONG SAID NORTH LINE 324.93 FEET TO THE P.O.B. LESS LANDS DESCRIBED IN O.R. BOOK 2122, PAGE 2266, O.R. BOOK 2432, PAGE 1341 AND O.R. BOOK 2114, PAGE 1543, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

**TOGETHER WITH PARCEL NO. 3:**

BEGIN AT THE NE CORNER OF SECTION 33, TOWNSHIP 38 SOUTH, RANGE 19 EAST, SARASOTA COUNTY, FLORIDA; THENCE S 1°03'08" E ALONG THE EAST LINE OF SAID SECTION 33, 553.93 FEET; TO AN IRON PIPE FOR A POINT OF BEGINNING (P.O.B.); THENCE CONTINUE S 1°03'08" E 135.00 FEET, MORE OR LESS TO THE WATERLINE OF AN EXISTING LAKE; THENCE MEANDERING WESTERLY ALONG THE WATERLINE OF THE AFOREMENTIONED LAKE APPROXIMATELY 160 FEET TO AN IRON PIPE; THENCE N 1°03'08" E 180 FEET TO AN IRON PIPE; THENCE S 89°33'25" E, 162.46 FEET TO THE POINT OF BEGINNING (P.O.B.)

LESS THE PORTION THEREOF CONVEYED TO THE CITY OF VENICE IN O.R. BOOK 2114, PAGE 1539 AND O.R. BOOK 2114, PAGE 1541, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

TOGETHER WITH EASEMENTS RESERVED IN DEEDS RECORDED IN O.R. BOOK 2114, PAGE 1539 AND O.R. BOOK 2114, PAGE 1541, AND O.R. BOOK 2114, PAGE 1543 OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.