DOC TAX $12,600.00
RECORD $ 18.50

Prepared by and return to:
J. Michael Hartenstine, Esq.
Williams, Parker, Harrison, Dietz & Getzen
200 South Orange Avenue
Sarasota, Florida 34236
(941) 366-4800

RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2005197752 2 PGS
2005 SEP 01 06:50 PM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY,FLORIDA
ARINGHOL Receipt#680093

Doc Stamp-Deed: 12,600.00

WARRANTY DEED

2005197752

THIS INDENTURE, made September 1, 2005, by and between THE VENICE LAND COMPANY, LLC, a Florida limited liability company, hereinafter referred to as Grantor, whose post office address is One North Tuttle Ave., Suite 5B, Sarasota, FL 34237, and 310 CENTER COURT, LLC, a Florida limited liability company, hereinafter referred to as Grantee, whose post office address is 1990 Main Street, Suite 801, Sarasota, FL 34236.

WITNESSETH: Grantor, in consideration of the sum of ten dollars and other valuable considerations to it in hand paid by Grantee, receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey to Grantee, his heirs and assigns forever, the following described property situate in Sarasota County Florida:

> An undivided one-half interest in Lot 7, CENTER ROAD INDUSTRIAL PARK, as per plat thereof recorded in Plat Book 27, Page 47, Public Records of Sarasota County, Florida.
>
> Subject to restrictions, reservations, and easements of record; applicable governmental regulations; and taxes for the current year.

together with all appurtenances, privileges, rights, interests, dower, reversions, remainders and easements thereunto appertaining. Grantor hereby covenants with Grantee that Grantor is lawfully seized of said property in fee simple; that it is free of encumbrances except as above stated; that Grantor has good right and lawful authority to convey same; and that Grantee shall have quiet enjoyment thereof. Grantor does hereby fully warrant the title to said property and will defend the same against the lawful claims of all persons whomsoever. As used herein, the terms "Grantor" and "Grantee" shall include their respective heirs, devisees, personal representatives, successors and assigns; any gender shall include all genders, the plural number the singular and the singular, the plural.

IN WITNESS WHEREOF, Grantor has caused this deed to be executed in its name by its undersigned duly authorized officer the date above written.

WITNESSES:

Witness Name: J. Michael Hartenstine

Witness Name: Lizabeth Bero

THE VENICE LAND COMPANY, LLC, a Florida limited liability company

By: _____
EDWIN D. TAYLOR,
As its Vice President

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this 1st day of September 2005 by EDWIN D. TAYLOR, Vice President of THE VENICE LAND COMPANY, LLC, a Florida limited liability company, on behalf of the company. He is personally known to me or has produced a _____ as identification. If no identification is indicated, the above-named person is personally known to me.

LIZABETH BERG
Notary Public, State of Florida
My comm. expires Oct. 4, 2006
No. DD 148549

(Notary Seal)

Signature of Notary Public

Lizabeth Berg
Print Name of Notary Public

I am a Notary Public of the State of Florida
and my commission expires on 10-4-06.