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KAREN E. RUSHING

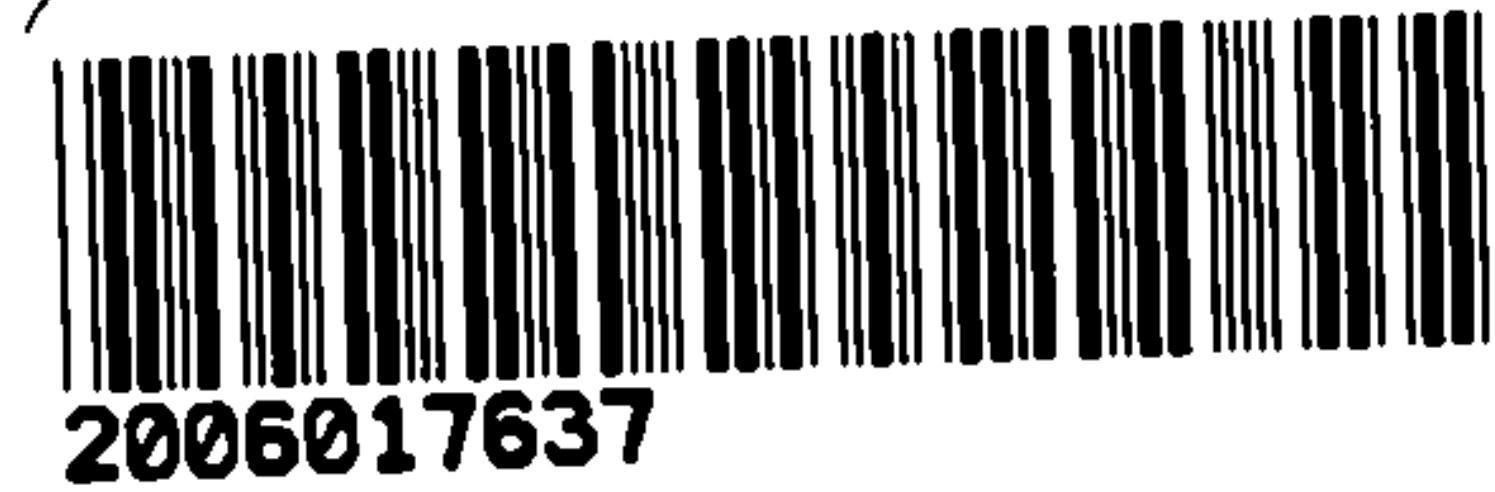
CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

GBURCH Receipt#741802

This Instrument Prepared
Without Examination of Title
By: H. GREG LEE, ESQUIRE
2014 Fourth Street
Sarasota, Florida 34237

Doc Stamp-Deed: 0.70



PARCEL #:0097-04-0001

TRUSTEE'S DEED

THIS INDENTURE, made this 13 day of Jan, 200⁶, by and between HERBERT A. ELDRIDGE and DAVID L. ELDRIDGE, as Trustee of the Herbert A. Eldridge QTIP Irrevocable Trust dated October 20, 1990 hereinafter referred to as Grantor, whose address is: 3328 Riviera Drive, Sarasota, Florida 34232; and HERBERT A. ELDRIDGE and DAVID L. ELDRIDGE, whose address is: same as above, as Trustee under the Herbert A. Revocable Trust Agreement dated Jan 13, 2006, under the terms of which LISA E. FERGUSON is the designated successor Trustee.

WITNESSETH, Grantor, in consideration of love and affection does hereby grant, bargain and convey to Trustee, the following described property situated in Sarasota County, Florida, to-wit:

Begin at the SE corner of Clark Road (100 ft wide) and the East R/W line of Seaboard Coastline Railroad; thence E. 866.57 feet to the POB; thence S 200 ft.; thence E 150 ft.; thence N. 200 ft.; thence W. along the South R/W line of Clark Road a distance of 150 ft. to the POB, all being a part of Tract 4, Block 2, SARASOTA VENICE COMPANY SUBDIVISION of Section 14, Township 37 South, Range 18 East, as per plat thereof recorded in Plat Boo 2, Page 34, Public Records of Manatee County, Florida, and also recorded in Plat Book "A", Page 10, Public Records of Sarasota County, Florida.

Grantor warrants that said property is not homestead nor is it continuous to homestead property.

Subject to restrictions, reservations and easements of record and taxes for 200⁶ and subsequent years.

TOGETHER with all appurtenances, privileges, rights, interests, reversions, remainders and easements thereunto appertaining.

TO HAVE AND TO HOLD said real estate with the following powers and for the following uses and purposes, to-wit:

1. The Trustee is vested with full rights of ownership over the above-described real estate and is specifically granted and given the power and authority:

(a) To protect and conserve said real estate and improvements located thereon and to pay the taxes assessed thereon;

(b) To sell said real estate, for cash or on credit, at public or private sale, to exchange said real estate for other property and to grant options to sell said property, and to determine the price and terms of sales, exchanges and options;

(c) To execute leases and subleases for terms as long as 99 years, to subdivide or improve said real estate and tear down or alter improvements, to grant easements, give consent and make contracts relating to said real estate or its use and to release or dedicate any interest in said real estate;

(d) To borrow money, and to mortgage, pledge or encumber any or all of the said real estate to secure payment thereof;

(e) To manage, control, operate and dispose of said real estate, to collect the rents, issues and profits, to pay all expenses thereby incurred and, in addition, to manage and operate any business that may now or hereafter be operated and maintained on said real estate.

2. Rights of ownership over the above described real estate and the power and authority granted under Paragraph 1 above shall vest in any successor Trustee named herein or in the aforesaid Trust Agreement only upon the recording by said successor Trustee of an acceptance of the trust in the public records of the county wherein the property is located.

3. The Grantor does hereby define and declare that the interests of any beneficiary hereunder or under the said Trust Agreement collateral hereto shall be personal property only.

4. The Grantor recites that this conveyance is made in conformance with the provisions of Florida Statutes Section 689.071.

5. By acceptance of this conveyance, the Trustee covenants and agrees to do and perform the duties, acts and requirements of this instrument.

And Grantor hereby covenants with Trustee that Grantor is lawfully seized of said property in fee simple and it is free of encumbrances except as above stated; that Grantor has good right and lawful authority to convey same and Trustee shall have quiet enjoyment thereof; that Grantor will make such other and further assurances to perfect the fee simple title to said property as may hereafter be required. The Grantor does hereby fully warrant the title of said property, and will defend the same against lawful claims of all persons whomsoever.

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

WITNESS:

Diane L. Such
DIANE L. SUCH

Herbert A. Eldridge (SEAL)
HERBERT A. ELDRIDGE, as Trustee

Joyce C. Marksbury
JOYCE C. MARKSBURY

David L. Eldridge (SEAL)
DAVID L. ELDRIDGE, as Trustee

Diane L. Such
DIANE L. SUCH

Joyce C. Marksbury
JOYCE C. MARKSBURY

STATE OF FLORIDA)
COUNTY OF SARASOTA)

The foregoing instrument was acknowledged before me this 13 day of Jan, 2008 by HERBERT A. ELDRIDGE and DAVID L. ELDRIDGE, as Trustee and by HERBERT A. ELDRIDGE and DAVID L. ELDRIDGE, as Trustee, who are personally known to me or who have DRIVERS LICENSE, as identification and who did take an oath.

[Signature]



H. Greg Lee
MY COMMISSION # DD173271 EXPIRES
January 19, 2007
BONDED THRU TROY FAIN INSURANCE, INC.

NOTARY PUBLIC

Commission Number:
My Commission Expires: