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PREPARED BY AND RETURN TO:
SCOTT W. DUNLAP, ESQUIRE
Florida Bar #: 471844
Dunlap & Moran, P.A.
P. O. Box 3948
Sarasota, Florida 34230-3948
(941) 366-0115

File No. 5426-8

RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2007116669 3 PGS

2007 JUL 24 03:59 PM

KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA

FMILLER Receipt#945556

Doc Stamp-Deed: 0.70



2007116669

WARRANTY DEED

This Warranty Deed is made by **NORTHEAST PLAZA VENTURE I, LLC**, a Delaware limited liability company, hereinafter referred to as "Grantor," to **CENTURY BANK, F.S.B.**, a Federal Savings Bank, and whose post office address is 1680 Fruitville Road, Sarasota, FL 34236, hereinafter referred to as "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 the following described real property in Sarasota County, Florida:

See Exhibit "A" annexed hereto and incorporated herein by reference.

The real property described on Exhibit "A" is composed of a portion of that certain real property bearing Parcel Identification Number 0042-15-0018 and also a portion of that certain real property bearing Parcel Identification Number 0042-15-0021.

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 whomsoever; and that the property is free of all encumbrances not set forth herein.

Note to Property Appraiser: Grantee, prior to the execution of this Deed (and prior to the execution of that certain Quit Claim Deed recorded immediately prior hereto) was the owner of all of that certain real property described by Parcel Identification Number 0042-15-0021. However, Grantor and Grantee have agreed that the said parcel would be reconfigured. Therefore, it is intended that with the execution and recordation of this Warranty Deed, that Grantee's parcel now be known as, and correctly described by the real property described on Exhibit "A" annexed hereto. It is also intended that the Parcel ID# for the said parcel as reconfigured, remain the same as Grantee's existing Parcel ID#, 0042-15-0021.

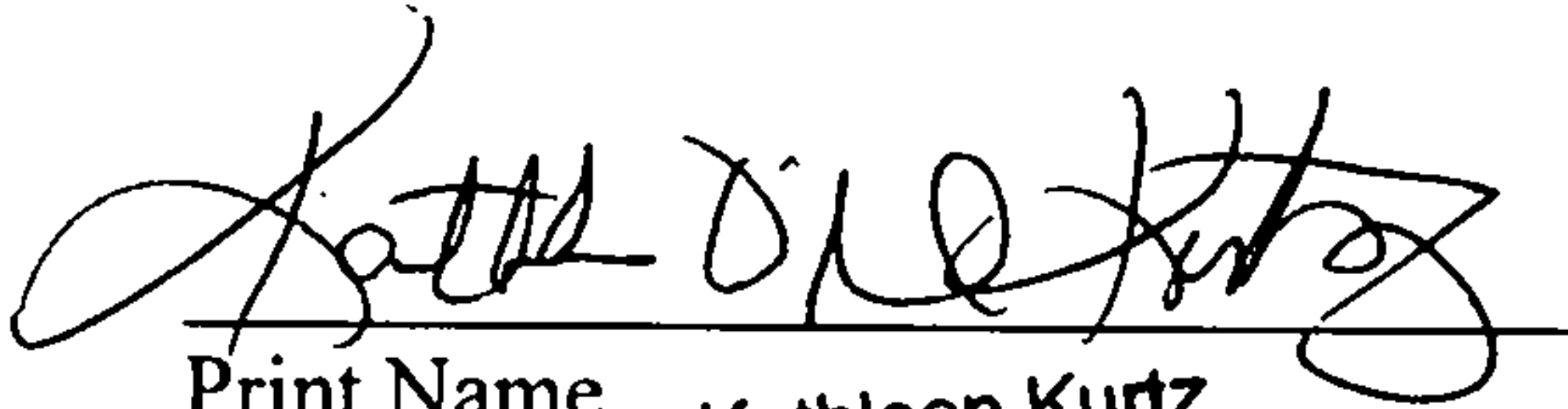
IN WITNESS WHEREOF, the said Grantor has executed this deed the day and year first above written.

NORTHEAST PLAZA VENTURE I,
LLC, a Delaware limited
liability company

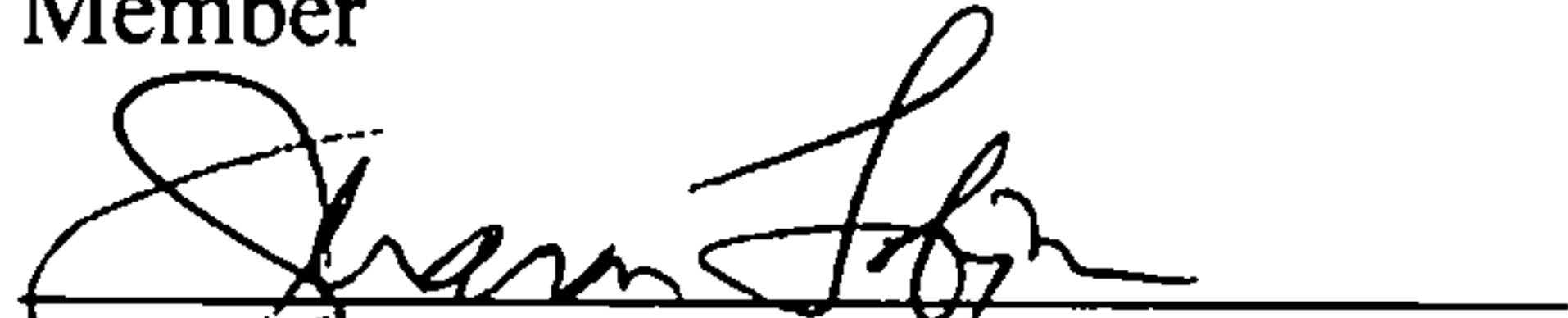
By: 17th Street Associates,
LLC, a Florida

limited liability company, managing member

Witnesses:



Print Name Kathleen Kurtz
Member



Print Name Sharon Tobias

By:


STEPHEN W. DORE, as its Managing

"Grantor"

STATE OF FLORIDA
COUNTY OF SARASOTA

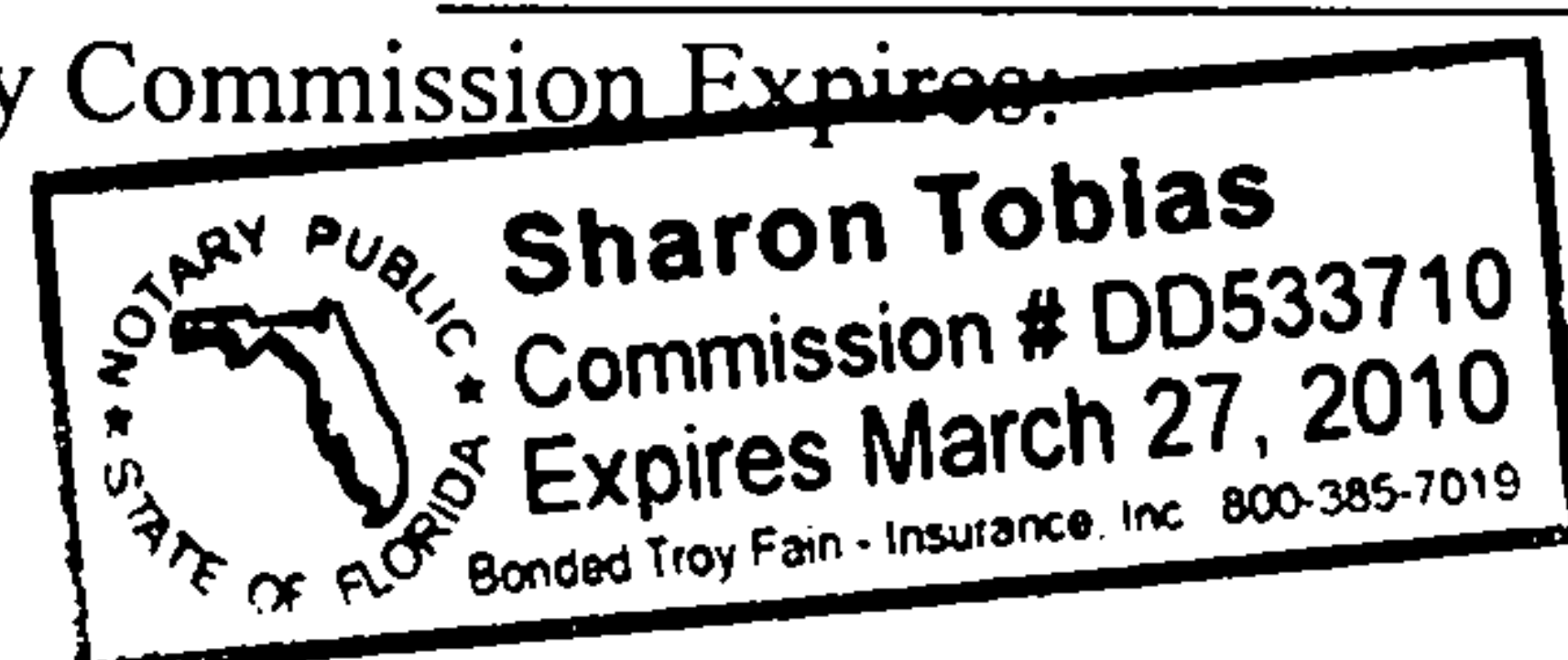
The foregoing instrument was acknowledged before me this 8 day of June, 2007, by Stephen W. Dore, the managing member of 17th Street Associates, LLC, a Florida limited liability company, as the managing member of Northeast Plaza Venture I, LLC, a Delaware limited liability company, who is personally known to me or who produced _____ as identification.


Notary Public

Print Name:

Sharon Tobias

My Commission Expires:



SWD:st\docs\re\File No. 5426-8\Warranty Deed

EXHIBIT "A"

Lot 1, Northeast Plaza, a subdivision according to the Plat thereof recorded in Plat Book 46, Pages 35-35A, Public Records of Sarasota County, Florida.