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2008 APR 17 03:48 PM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
CBETHEL Receipt#1037546

REC 18.50
DOC: ST: DEED 12,901.00
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TAX MITG

This Document Prepared By and Return to:
David D. Bone, Attorney
100 Wallace Avenue, Suite 400
Sarasota, FL 34237

Doc Stamp-Deed: 12,901.00

Parcel ID Number: 0074-01-0080

Warranty Deed



This Indenture, Made this 17th day of April, 2008 A.D., Between Joseph A. Costello Sr.

of the County of Sarasota, State of Florida, grantor, and MAB Enterprises, LLC, a Florida limited liability company

whose address is: 1510 South Tuttle Avenue, Sarasota, FL 34239

of the County of Sarasota, State of Florida, grantee.

Witnesseth that the GRANTOR, for and in consideration of the sum of

-----TEN DOLLARS (\$10)----- DOLLARS,
and other good and valuable consideration to GRANTOR in hand paid by GRANTEE, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said GRANTEE and GRANTEE'S heirs, successors and assigns forever, the following described land, situate, lying and being in the County of Sarasota, State of Florida to wit:
See Attached Exhibit "A"
Subject to current taxes, easements, matters and restrictions of record.

The property herein conveyed DOES NOT constitute the HOMESTEAD property of the Grantor.

and the grantor does hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.

In Witness Whereof, the grantor has hereunto set his hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

David D. Bone Joseph A. Costello Sr. (Seal)
Printed Name: David D. Bone Joseph A. Costello Sr.
Witness P.O. Address: 1740 Main Street, Sarasota, FL 34236

Karen L. Wend
Printed Name: Karen L. Wend
Witness

STATE OF Florida
COUNTY OF Sarasota

The foregoing instrument was acknowledged before me this 17th day of April, 2008 by Joseph A. Costello Sr.

he is personally known to me or he has produced his Florida driver's license as identification

David D. Bone
Printed Name: David D. Bone
Commission # DD543498
Notary Public Expires May 20, 2010
My Commission Expires: Banded Troy Pam Insurance, Inc. 888-308-7819

Exhibit "A"

BEGIN at the SW corner of Block "J", BROOKSIDE SUBDIVISION, recorded in Plat Book 1, Page 195, Public Records of Sarasota County, Florida; thence N.00°15'59"W. along the West line of said Block "J", and also along the East R/W line of Briggs Avenue, 224.26 feet to the South R/W line of Bee Ridge Road; thence N.89°52'23"E. along said South R/W, and also along a line 20 feet South of and parallel with the North line of said Block "J", a distance of 100.00 feet; thence S.00°15'59"E. along a line 100 feet East of and parallel with the West line of said Block "J", a distance of 216.05 feet to the North R/W line of Arnold Street, said point lying on the arc of a curve concave to the South and having a radius of 1236.77 feet; thence Westerly along the arc of said curve (central angle of 04°38'56") (chord=5.85°10'44"W., 100.32) an arc distance of 100.36 feet to the POINT OF BEGINNING.

ALSO KNOWN as Lots 9, 10, 11 and 12, Block "J", BROOKSIDE SUBDIVISION, recorded in Plat Book 1, Page 195, Public Records of Sarasota County, Florida, LESS road R/W taken for Bee Ridge Road (State Road No. 5-72-A)