

RECORDED IN OFFICIAL RECORDS  
INSTRUMENT # 2008167952 3 PGS  
2008 DEC 31 12:02 PM  
KAREN E. RUSHING  
CLERK OF THE CIRCUIT COURT  
SARASOTA COUNTY, FLORIDA  
ASAMS Receipt#1120873

PREPARED BY AND RETURN TO:  
Richard D. Saba, Attorney  
Richard D. Saba, P.A.  
✓ 2033 Main Street, Suite 303  
Sarasota, FL 34237-6062  
(prepared without examination of title)

Doc Stamp-Deed: 0.70



Parcel ID #'s 2028-13-0025, 2026-16-0011

**GENERAL WARRANTY DEED**

THIS GENERAL WARRANTY DEED made this 30<sup>th</sup> day of December, 2008, by and between RSE/WV, LLC, a Michigan limited liability company, as to undivided 87.86% interest, whose mailing address is 101 North Main Street, Berrien Springs, Michigan 49103, hereinafter called the "Grantor," and THE POINTE, LLC, a Florida limited liability company, whose mailing address is 2033 Main Street, Suite 405, Sarasota, Florida 34237, hereinafter called the "Grantee."

The Grantor, for and in consideration of the sum of Ten and No/100ths Dollars (\$10.00) and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, hereby grants, bargains, sells, conveys, remises, releases and transfers unto the Grantee all that certain land situate in Sarasota County, Florida, more particularly described as follows:

See Exhibit A attached hereto and incorporated by reference herein.

Subject to those matters as set forth on Exhibit B attached hereto and incorporated by reference herein.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD the same in fee simple forever.

The Grantor does hereby warrant the title to the above-described lands, and will defend the same against the lawful claims of all persons whomsoever.

Witnesses:

RSE/WV, LLC, a Michigan limited liability company

By: Donald L. Wilson  
Donald L. Wilson, Manager

K May Bennett  
Witness: K May Bennett

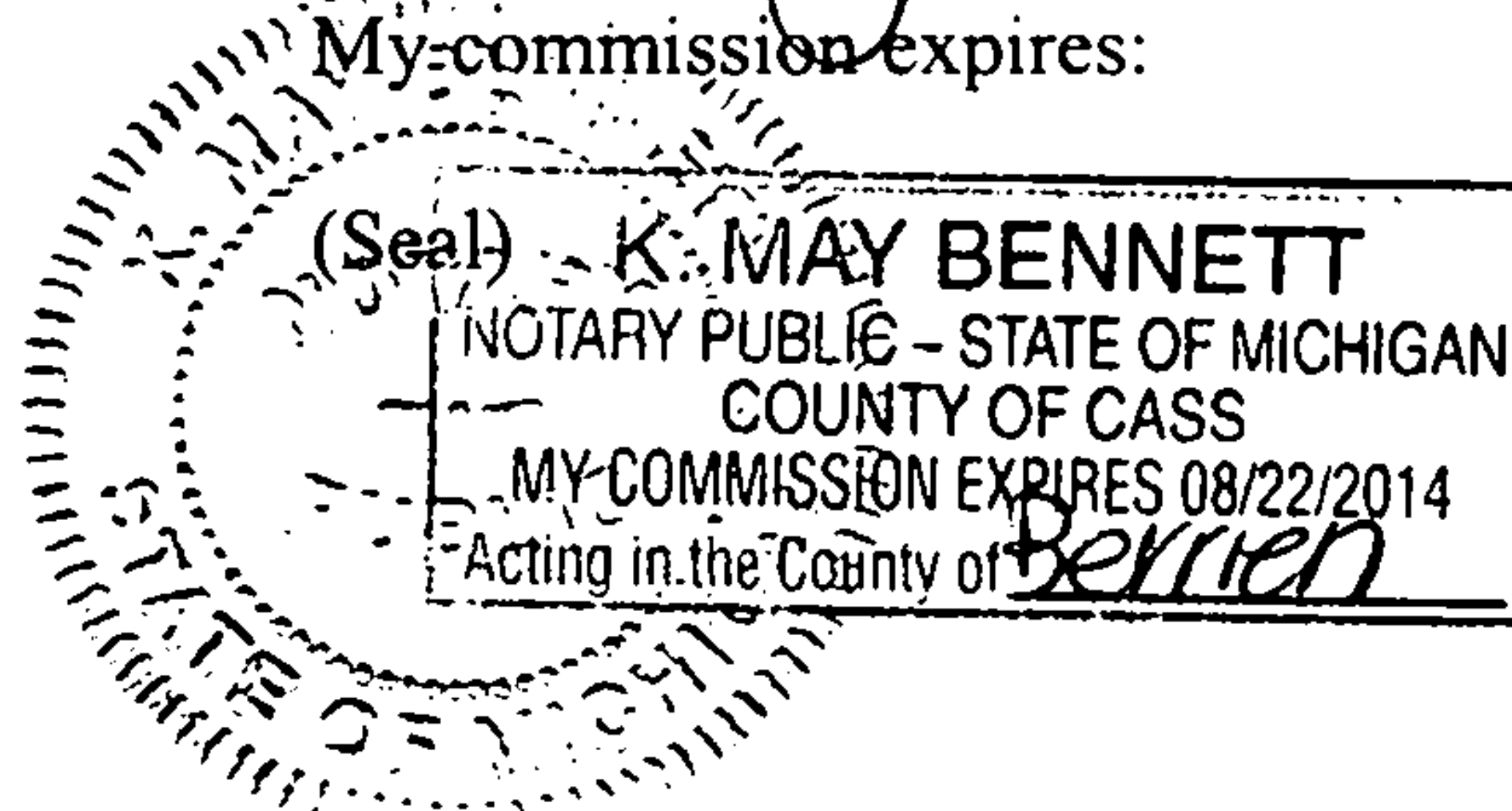
Tamir Ray  
Witness: Tamir Ray

STATE OF MICHIGAN  
COUNTY OF Berrien

The foregoing instrument was acknowledged before me this 30 day of December 2008, by DONALD L. WILSON, Manager, RSE/WV, LLC, a Michigan limited liability company. He is personally known to me or has produced W425149525130 as identification.

W.D.

K May Bennett  
Notary Public  
My commission expires:



**EXHIBIT "A"**

LOTS 1, 2, 3, 4, 5, 6 AND 7, BLOCK A, LESS RIGHT OF WAY FOR WASHINGTON BOULEVARD (U.S. 301) FROM THE WESTERLY SIDE OF SAID LOT 1; LOTS 1, 2, 3, 6, 14 AND 16, BLOCK B AND LOTS 8, 10 AND 12, BLOCK B, CORRECTED PLAT OF GOLF COURSE HEIGHTS, RECORDED IN PLAT BOOK 1, PAGE 5, PUBLIC RECORDS OF SARASOTA COUNTY, FLO

LESS AND EXCEPT THE FOLLOWING DESCRIBED PARCELS:

THAT PART OF:

THE EAST 34.50 FEET OF LOT 1 AND LOTS 2, 3, 4 AND 5, BLOCK A, CORRECTED PLAT OF GOLF COURSE HEIGHTS IN SECTIONS 19 AND 20, TOWNSHIP 36 SOUTH, RANGE 18 EAST AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 5, AS PER PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

BEING DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHEAST CORNER OF LOT 5, BLOCK A, CORRECTED PLAT OF GOLF COURSE HEIGHTS, IN SECTION 20, TOWNSHIP 36 SOUTH, RANGE 18 EAST, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 5, AS PER PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA; RUN THENCE S. 00 DEGREES 04'45" W., 53.25 FEET; THENCE N. 44 DEGREES 54'17" W., 34.58 FEET; THENCE S. 89 DEGREES 58'25" W., 91.16 FEET (RUNNING FROM SAID SECTION 20 INTO SECTION 19, TOWNSHIP 36 SOUTH, RANGE 18 EAST); THENCE N. 00 DEGREES 01'35" W., 8.67 FEET; THENCE S. 89 DEGREES 58'25" W., 94.00 FEET; THENCE S. 00 DEGREES 01'35" E., 4.06 FEET; THENCE S. 40 DEGREES 27'36" W., 38.26 FEET; THENCE N. 00 DEGREES 04'55" W., 53.49 FEET; THENCE S. 89 DEGREES 57'55" E., 234.55 FEET (RUNNING FROM SAID SECTION 19 INTO SAID SECTION 20, TOWNSHIP 36 SOUTH, RANGE 18 EAST) TO THE POINT OF BEGINNING.

THAT PART OF:

LOTS 1 AND 2, BLOCK B, CORRECTED PLAT OF GOLF COURSE HEIGHTS IN SECTION 20, TOWNSHIP 36 SOUTH, RANGE 18 EAST, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 5, SARASOTA COUNTY, FLORIDA.

LYING WITHIN THE FOLLOWING DESCRIBED BOUNDARIES:

BEGIN AT THE NORTHEAST CORNER OF LOT 5, BLOCK B, CORRECTED PLAT OF GOLF COURSE HEIGHTS, IN SECTION 20, TOWNSHIP 36 SOUTH, RANGE 18 EAST, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 5, SARASOTA COUNTY, FLORIDA; THENCE RUN S. 89 DEGREES 55'24" W., 250.85 FEET; THENCE S. 00 DEGREES 50'01" W., 53.30 FEET; THENCE N. 46 DEGREES 28'53" E., 35.60 FEET; THENCE N. 89 DEGREES 58'25" E., 103.16 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTHWESTERLY HAVING A RADIUS OF 1578.02 FEET; THENCE SOUTHEASTERLY ALONG SAID CURVE 99.58 FEET THROUGH AN ANGLE OF 03 DEGREES 36'56" TO A POINT ON SAID CURVE; THENCE S. 42 DEGREES 36'53" E., 33.30 FEET; THENCE N. 00 DEGREES 03'54" E., 56.67 FEET TO A POINT OF BEGINNING.

THAT PART OF:

LOT 3, BLOCK B, CORRECTED PLAT OF GOLF COURSE HEIGHTS, SECTION 20, TOWNSHIP 36 SOUTH, RANGE 18 EAST, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 5, AS PER PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

LYING WITHIN THE FOLLOWING BOUNDARIES:

BEGIN AT THE NORTHEAST CORNER OF LOT 5, BLOCK B, CORRECTED PLAT OF GOLF COURSE HEIGHTS, IN SECTION 20, TOWNSHIP 36 SOUTH, RANGE 18 EAST, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 5, SARASOTA COUNTY, FLORIDA; THENCE RUN S. 89 DEGREES 55'24" W., 250.85 FEET; THENCE S. 00 DEGREES 50'01" W., 53.30 FEET; THENCE N. 46 DEGREES 28'53" E., 35.60 FEET; THENCE N. 89 DEGREES 58'25" E., 103.16 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTHWESTERLY HAVING A RADIUS OF 1578.02 FEET; THENCE SOUTHEASTERLY ALONG SAID CURVE 99.58 FEET THROUGH AN ANGLE OF 03 DEGREES 36'56" TO A POINT ON SAID CURVE; THENCE S. 42 DEGREES 36'53" E., 33.30 FEET; THENCE N. 00 DEGREES 03'54" E., 56.67 FEET TO THE POINT OF BEGINNING.



**EXHIBIT "B"**

**PERMITTED TITLE EXCEPTIONS**

1. Real estate taxes for 2009 and all subsequent years
2. Drainage Easement OR Book 1756, Page 810
3. FPL Easement OR Book 1833, Page 1120
4. Resolution OR Book 2296, Page 657