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INSTRUMENT # 2010104148 1 PG
2010 AUG 26 10:19 AM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY,FLORIDA
KONESS Receipt#1308909
Doc Stamp-Deed: 19.60

2010104148

Rec 10.00
Doc 19.60
Tax ID No. 0954-12-6716

PERSONAL REPRESENTATIVE'S DEED

THIS DEED, made the 19 day of August, 2010, between SHARON L. ARGUE, as Personal Representative of the ESTATE OF R. ROY HAGER, party of the first part, whose address is 2265 Milford Square Pike, Quakertown, PA 18951 and C.C. PROPERTIES AND LANDS DEVELOPMENT, LLC, a Florida Limited Liability Company, party of the second part, whose address is P. O. Box 1121, Ramat Hasharon, Israel 47111.

WITNESSETH, that the party of the first part, by virtue of the power and authority given in and by said Last Will and Testament, and in consideration of TEN AND 00/100———($10.00) ——— Dollars and other valuable consideration, lawful money of the United States, paid by the party of the second part, does hereby grant and release unto the party of the second part, his heirs or successors and assigns of the party of the second part, forever.

ALL that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in Sarasota County, Florida, to-wit:

Lot 16, Block 1267, 27th Addition to PORT CHARLOTTE SUBDIVISION, a Subdivision according to the Plat thereof, as recorded in Plat Book 15, Pages 11, 11A thru 11M, of the Public Records of Sarasota County, Florida.

SUBJECT to reservations, restrictions, easements of record, zoning, applicable governmental regulations and taxes for the current year.

GRANTOR herein covenants that the above described property is vacant, unimproved land and is not adjacent to nor contiguous to any other land owned by the GRANTOR.

TOGETHER with all right, title and interest, if any, of the party of the first part in and to streets and roads abutting in the above-described premises to the center lines thereof. Together with the appurtenances, and also the estate therein, which the party of the first part has or has power to convey or dispose of, whether individually, or by virtue of said Will or otherwise.

TO HAVE AND TO HOLD the premises herein granted unto the party of the second part, their heirs or successors and assigns of the party of the second part forever.

AND the party of the first part covenants that the party of the first part has not done or suffered anything whereby the premises has been encumbered in any way whatsoever, except as aforesaid.

IN WITNESS WHEREOF, the party of the first part has duly executed this deed the day and year first above written.

Signed Sealed and Delivered
In the presence of:

X Mary Beck
1st Witness
Print Name: X Mary Beck

X Tracy McElhare
2nd Witness
Print Name: X Tracey McElhare

X Sharon L. Sgue (SEAL)
SHARON L. ARGUE, as Personal Representative
of the Estate of R.ROY HAGER

STATE OF: PENNSYLVANIA
COUNTY OF: X Bucks

I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledg-ments in the State aforesaid and in the County aforesaid, personally appeared SHARON L. ARGUE, as Personal Representative of the Estate of R. ROY HAGER, to me known to be the person described in and who executed the foregoing instrument and she acknowledged before me that he executed the same, and is personally known to me or has ~~produced~~ X as identification
WITNESS my hand and official seal in the County and State last aforesaid this X19th day of August, 2010.

My Commission Expires: X4/30/13

X Laura F. Nardone (SEAL)
NOTARY PUBLIC

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
LAURA F. NARDONE, Notary Public
West Rockhill Twp., Bucks County
My Commission Expires April 30, 2013

THIS INSTRUMENT PREPARED BY:
V. HENRY
GOLD CREST TITLE SERVICES
19700 Cochran Blvd, Unit B
Port Charlotte, Florida 33948
File No. GC10-205