

Rec # 1850
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RECORDED IN OFFICIAL RECORDS
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KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
FMILLER Receipt#1326567

Doc Stamp-Deed: 1,488.90

PREPARED BY AND RETURN TO
SANDY ALAN LEVITT, P.A.
2201 RINGLING BLVD., SUITE 203
SARASOTA, FLORIDA 34237



WARRANTY DEED

THIS INDENTURE, Made this 20 day of October, 2010,
BETWEEN, PAUL J. ROBERTS, GRANTOR, whose mailing address is 2010 Cornell Street,
Sarasota, Florida 34237; and **JL WELSH ENTERPRISES LLC, a Florida limited liability
company, GRANTEE**, whose mailing address is 2069 Cornell Street, Sarasota, Florida 34237.

WITNESSETH, that **GRANTOR**, for and in consideration of the sum of TEN DOLLARS, and
other good and valuable consideration, to him in hand paid by **GRANTEE**, the receipt whereof is
hereby acknowledged, has granted, bargained and sold to the **GRANTEE**, its successors and assigns
forever, the following described land, situate and being in the County of Sarasota, State of Florida,
to wit:

SEE EXHIBIT "A" ATTACHED HERETO

Subject to easements, restrictions and reservations of record and subject to taxes for 2010 and
subsequent years.

GRANTOR herein warrants that the subject property is commercial property and does not constitute
his homestead nor is the property contiguous to his homestead.

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

(Wherever used herein the terms "GRANTOR" and "GRANTEE" shall include singular and plural,
heirs, legal representatives and assigns of individuals, and the successors and assigns of
corporations, whenever the context so admits or requires.)

IN WITNESS WHEREOF, **GRANTOR** has hereunto set their hand and seal the day and
year first above written.

Signed, sealed and delivered in the presence of:

Sandy Levitt

McBrenda Carver

PAUL J. ROBERTS

STATE OF FLORIDA
COUNTY OF SARASOTA

THE FOREGOING INSTRUMENT was acknowledged before me this 20th day of
October 2010, by **PAUL J. ROBERTS**, who is personally known to me or who has produced a
Florida Driver License as identification and did not take an oath.

NOTARY PUBLIC
My Commission Expires:

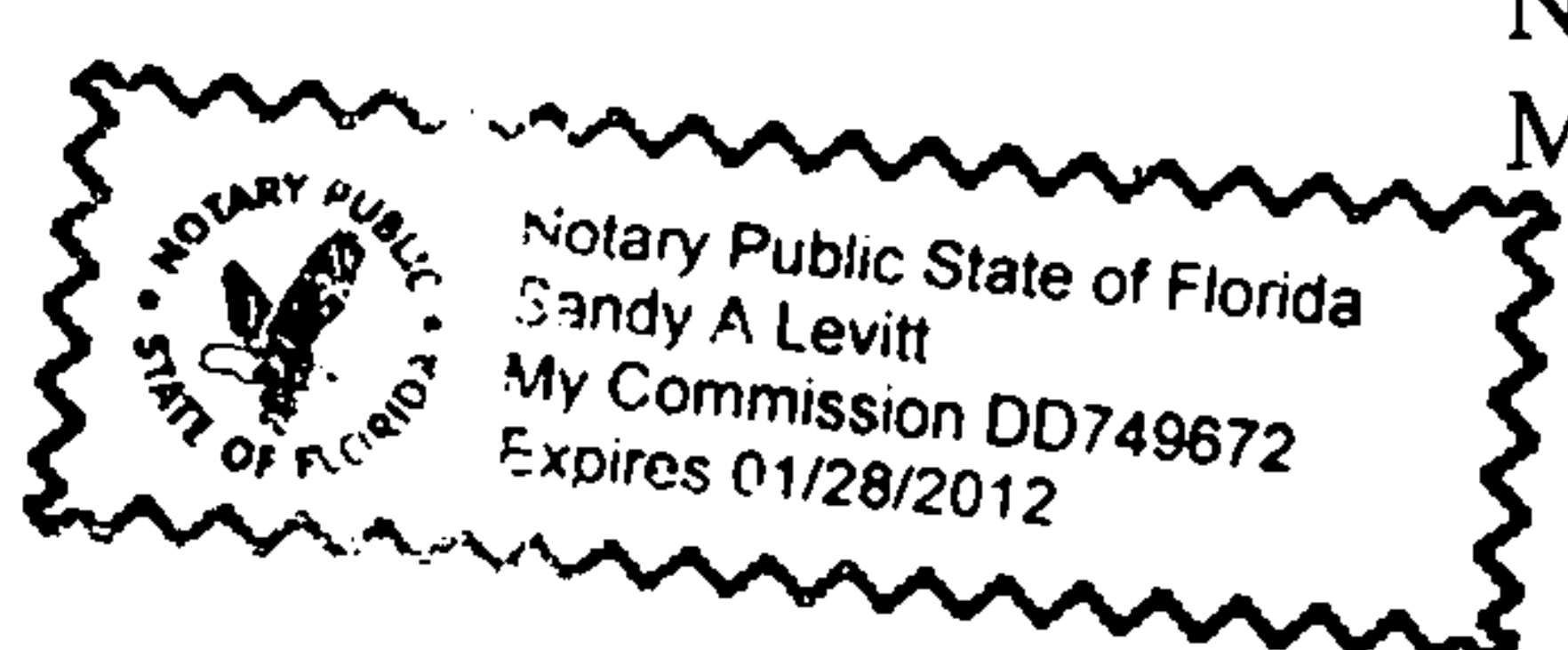


EXHIBIT "A"

LOTS 1 AND 2, BLOCK 9, MONTEREY SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGE 120-A, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. TOGETHER WITH THAT PORTION OF VACATED WASHINGTON BOULEVARD DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 1 FOR A POINT OF BEGINNING; THENCE WEST 30 FEET; THENCE NORTH 148 FEET, MORE OR LESS, PARALLEL TO THE WEST LINE OF SAID LOT 1; THENCE EAST 30 FEET, MORE OR LESS, TO THE NORTHWEST CORNER OF LOT 1, THENCE SOUTH 148 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.