

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
 IN THE COUNTY COURT IN AND FOR SARASOTA COUNTY, FLORIDA

RECORDED IN OFFICIAL RECORDS
INSTRUMENT #2011094215 2 PG

DIVISION:

CIVIL

CASE NUMBER:

2010 CA 009956 NC

08/12/2011 11:02:42 AM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
CIVIL COURTS 3 Receipt # 1414612

Doc Stamp-Mort: \$0.00
Doc Stamp-Deed: \$3500.70
Intang. Tax: \$0.00

STAMP FOR RECORDING

PLAINTIFF(S)

RBC BANK (USA), a North Carolina banking corporation,

VS. DEFENDANT(S)

VENICE INTERCHANGE CORP., a Florida corporation, KALIN ENTERPRISES, INC., a Florida corporation, MICHAEL W. MILLER, individually, LVOP 4 CONDOMINIUM ASSOCIATION, INC., a Florida not-for-profit corporation, JACARANDA COMMERCIAL CENTER PROPERTY OWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, LAKEVIEW OFFICE PARK PROPERTY OWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, SUNCOAST THERAPY, LLC, a Florida limited liability company, THE ROYAL MAID SERVICE, INC., a Florida corporation, LOVELACE SCIENTIFIC RESOURCES, INC., a New Mexico corporation, COMPREHENSIVE MEDPSYCH SYSTEMS, INC., a Florida corporation, ALAN SCHAEPERKLAUS, D.D.S., P.A., a Florida corporation and VINCENT M. LUCENTE & ASSOCIATES, INC., a Florida corporation,

FILED FOR RECORD
2011 AUG 12 AM 9:19
KAREN E. RUSHING
CLERK OF CIRCUIT COURT
SARASOTA COUNTY FLORIDA

Sale Price \$500,001.00

Doc. Stamp Paid \$ 3,500.70

Doc. Stamp Due \$ _____
and outstanding

CERTIFICATE OF TITLE

The undersigned Clerk of the Circuit Court certifies that he or she executed and filed a certificate of sale in this action on August 1, 2011 for the property described herein and that no objections to the sale have been filed within the time allowed for filing objections pursuant to §45.031(4) Florida Statutes.

The following property located in Sarasota County, Florida:

Parcel 1:

Description of Lot 10-E-1, Lakeview Office Park at Jacaranda Commercial Center, Sarasota County, Florida. A parcel of land lying and being in Section 3, Township 39 South, Range 19 East, Sarasota County, Florida, and being more particularly described as follows:

BEGINNING at the point that is 324.03 feet North of and 964.53 feet West of the Southeast corner of said Section 3;

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DK: CERTLR

thence South 89° 43' 53" West, a distance of 200.63 feet to the intersection with the Easterly line of a 170 foot wide Florida Power & Light Company Easement recorded in Official Records Book 968, Page 1107, of the Public Records of Sarasota County, Florida;

thence North 00° 16' 07" West, along the Easterly line of said 170 foot wide Florida Power & Light Company Easement a distance of 275.65 feet;

thence South 43° 57' 20" East, a distance of 290.47 feet;

thence South 00° 16' 07" East, a distance of 65.60 feet to the POINT OF BEGINNING.

Parcel 2:

Units A, B, C, and F, of LVOP 4, a Condominium according to the Declaration of Condominium recorded in Official Records Instrument No. 2001114638, and amendments thereto, and as per Plat thereof, recorded in Condominium Book 35, Pages 12 and 12A and amendments thereto, of the Public Records of Sarasota County, Florida.

Parcel 3:

TOGETHER WITH non-exclusive easement rights as set forth in Cross Access Agreement, by and among Marlene M. Downs, Charlton H. Downs, III, Michael M. Downs, KMB Financial Group, Inc., a Florida corporation, and Jacaranda Commercial Corporation, a Florida corporation, as recorded in Official Records Instrument No. 2001121595; and together with easements benefiting the lands to be insured as recorded in Official Records Book 2909, Pages 2098, 2105, 2112, 2116, 2122, 2133, 2138, 2161, 2166, 2171, 2177, 2183, 2188, 2198 and 2202, all as corrected by Scrivener's Affidavit recorded in Official Records Book 2918, Page 489, as affected by Modification of Easements recorded in Official Records Book 2941, Page 1219; and together with easements benefiting the lands to be insured as set forth in Easement Agreement as recorded in Official Records Instrument No. 2001120257, all of the Public Records of Sarasota County, Florida.

was sold to:

RBC BANK (USA), a North Carolina banking corporation,

whose address is c/o Angelo & Banta, P.A., SunTrust Center, Suite 850, 515 East Las Olas Boulevard, Fort Lauderdale, FL 33301.

WITNESS my hand and the seal of this Court on August 12, 2011.



KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT

BY: Teresa Fernandez
Deputy Clerk