This instrument prepared by and return to:
Robert E. Messick, Esquire
Icard, Merrill, Cullis, Timm, Furen & Ginsburg, P.A.
2013 Main Street, Suite 600
Sarasota, Florida 34237
$630,000.00

Parcel Identification No.: 0408-03-0097

RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2013080340 2 PGS
2013 JUN 07 03:11 PM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY,FLORIDA
FMILLER Receipt#1630393
Doc Stamp-Deed: 4,410.00

2013080340

STATUTORY WARRANTY DEED

THIS INDENTURE, made this 7th day of June, 2013, between ROGER D. HULLIGER and BEATA GAJEWSKA-HULLIGER, collectively referred to herein as "Grantors"), whose address is: 2510 Hermitage Blvd., Venice, Florida 34292, and I tres Mori, LLC, a Florida limited liability company (referred to herein as "Grantee"), whose address is: 1298 North Palm Avenue, Sarasota, Florida 34236.

W I T N E S S E T H:

That Grantors, for and in consideration of the sum of ten dollars ($10.00) and other valuable consideration to it in hand paid by Grantee, the receipt whereof is hereby acknowledged, have granted, bargained and sold to Grantee, its successors and assigns, forever, the land lying in Sarasota County, Florida, legally described as follows, together with all improvements located thereon (collectively, the "Property"):

Lot 7, Block 50, GULF VIEW SECTION OF VENICE, according to the map or plat thereof, as recorded in Plat Book 2, Page(s) 77, of the Public Records of Sarasota County, Florida

For the same consideration, Grantors hereby conveys, transfers, remises, releases and assigns to Grantee, its successors and assigns, forever, all right, title and interest of Grantors in and to all easements, rights and related interests appurtenant to the Property, and all right, title and interest of Grantors in and to any streets, roadways, alleys and sidewalks, both public and private, adjacent and/or appurtenant to the Property.

SUBJECT to (1) real estate taxes and assessments for calendar year 2013 and subsequent years; (2) zoning and/or restrictions and prohibitions imposed by and governmental authority; (3) all restrictions, covenants, conditions, easements and other matters as contained in the Declaration of Subdivision and the Subdivision Plat for GULF VIEW SECTION OF VENICE, as referenced hereinabove and as filed of public record, and all rights, reservations and/or restrictions as filed of public record.

GRANTORS do hereby fully warrant title to the Property, and will defend and indemnify Grantee as to the lawful claims of all persons claiming of all persons whomsoever. Grantors further covenant and warrant to Grantee that the Property is not now, nor has been the homestead of Grantors nor is such property immediately contiguous to the homestead of Grantors.

{Signatures and Notary acknowledgment on following page}

IN WITNESS WHEREOF, Grantors have executed this deed in favor of Grantee, as of the date stated above.

Executed in the Presence of the Undersigned
Witnesses:

Printed Name: _____

Printed Name: VALERIE J. ALSTON

Roger D. Hulliger

Printed Name: _____

Printed Name: VALERIE J. ALSTON

Beata Gajewska-Hulliger

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this 5th day of June, 2013, by Roger D. Hulliger, who is ☐ personally known to me or who ☑ produced a Driver's License as identification.

_____
Notary Print Name: _____
My Commission Expires: _____

ROBERT E. MESSICK
Commission # FF 017793
Expires May 13, 2017
Bonded Thru Troy Fain Insurance 800-385-7019

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this 5th day of June, 2013, by Beata Gajewska-Hulliger, who is ☐ personally known to me or who ☑ produced a Driver's License as identification.

_____
Notary Print Name: _____
My Commission Expires: _____

ROBERT E. MESSICK
Commission # FF 017793
Expires May 13, 2017
Bonded Thru Troy Fain Insurance 800-385-7019

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