

Speeds  
791753

FEE SIMPLE DEED

THIS INDENTURE, made this 6th day of March, 1981, between Jerome V. Ansel and Ester Ansel, as Trustees of ANSEL PRODUCTIONS, INC., EMPLOYEE BENEFIT PLAN, of the County of New York and State of New York, Grantor, and JEROME V. ANSEL, of the County of Sarasota and State of Florida, Grantee,

WITNESSETH, that the said Grantor, for and in consideration of Ten Dollars (\$10) and other valuable consideration, to it in hand paid, the receipt whereof is hereby acknowledged, has granted, bargained, sold and transferred, and by these presents does grant, bargain sell and transfer unto the said Grantee all that certain parcel of land lying and being in the County of Manatee and State of Florida, more particularly described as follows:

Those portions of Tracts 13 and 14 of the Plat of the Subdivision of Longboat Key Fractional Sections 25, 26 and part of Section 24, Township 35 South, Range 16 East lying Easterly of Gulf of Mexico Drive, all as per Plat thereof recorded in Plat Book 7, Page 16 of the Public Records of Manatee County, Florida.

TOGETHER WITH a perpetual non-exclusive easement for pedestrian ingress and egress over and across the Northerly 5 feet of said Tract 13 lying Westerly of Gulf of Mexico Drive to and from Gulf of Mexico Drive and the Gulf of Mexico. This easement is appurtenant to Tracts 13 and 14 and is intended to be for the benefit of the Owner of said Tracts, his heirs, personal representatives, successors, grantees and assigns and all the lawful occupants of said Tracts from time to time.

SUBJECT TO Easements, Restrictions and Reservations of Record, Taxes and Assessments for 1981 and subsequent years and Governmental Laws, Ordinances, Rules and Regulations and all matters of record.

As to the perpetual non-exclusive easement described as part of Parcel "1", this easement is subject to that certain unrecorded Agreement dated June 30, 1976 by and between SOUTHEAST FIRST NATIONAL BANK OF MANATEE, a national banking association, and MICHAEL J. FUREN, as Trustee. TOGETHER with all the tenements, hereditaments and appurtenances, with every privilege, right, title, interest and estate, dower and right of dower, reversion, remainder and easement thereto belonging or in anywise appertaining.

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

IN WITNESS WHEREOF, the said Grantor has hereunto set its hands and seals the day and year above written.

Signed, sealed and delivered in the presence of:

[Signature]  
Helen A. Reed

[Signature] (SEAL)  
JEROME V. ANSEL, as Trustee  
[Signature] (SEAL)  
ESTER ANSEL, as Trustee

STATE OF FLORIDA  
COUNTY OF SARASOTA

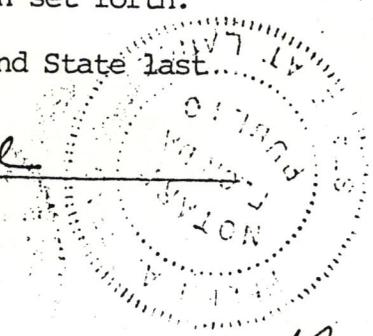
I HEREBY CERTIFY that on this day, before me, an officer duly authorized to take acknowledgments, personally appeared JEROME V. ANSEL and ESTER ANSEL, as Trustees of ANSEL PRODUCTIONS, INC., EMPLOYEE BENEFIT PLAN, to me known to be the persons described in and who executed the foregoing instrument, and they acknowledged before me that they executed the same as their free act and deed for the purposes therein set forth.

WITNESS my hand and official seal in the County and State last aforesaid this 6th day of March, 1981.

My commission expires:

Helen A. Reed  
Notary Public

NOTARY PUBLIC STATE OF FLORIDA AT LARGE  
MY COMMISSION EXPIRES OCT. 2 1981  
BONDED THRU GENERAL INS. UNDERWRITERS

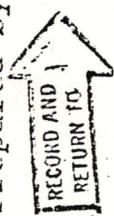


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FILED AND RECORDED

Prepared by: Michael J. Furen, Esquire  
P. O. Drawer 4195  
Sarasota, FL. 33578



DEPARTMENT OF REVENUE  
STATE OF FLORIDA  
TAX COLLECTOR  
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