

THIS INSTRUMENT PREPARED BY:
LAND RESOURCES CORPORATION
J. Eugene Quinn, Vice President at
205 East Joel Boulevard
Lehigh Acres, Florida 33936

RECORDED IN OFFICIAL RECORDS
'84 JAN 31 A9:34

REC. 500
DOC. 2835
TOT. 3335

WARRANTY DEED

THIS INDENTURE, Made this 22nd day of December, A.D. 1983, BETWEEN CAPE CAVE CORPORATION, a Delaware corporation, authorized to transact business in the State of Florida, hereinafter called "Grantor" and HUGH M. HAYS and VIOLA Y. HAYS, as joint tenants with full rights of survivorship and not as tenants in common hereinafter called "Grantee", whose mailing address is:

1457 Avondale Avenue
Jacksonville
Florida 32205 OR 759 PG 1452

WITNESSETH:

That Grantor for VALUABLE CONSIDERATION, the receipt whereof is hereby acknowledged, has granted, bargained and sold to Grantee, his, her, its or their heirs, successors, and assigns forever, the following described land in the County of Charlotte, State of Florida, to-wit:

Lot(s) 365 Block _____
(If applicable)

ROTONDA WEST Unit/Segment BROADMOOR
(If applicable)

as recorded in Plat Book 8 at Page 18 I
of the Public Records of Charlotte County, Florida.

This deed is executed and such sale is subject to: conditions, covenants, restrictions, reservations, easements and other matters of record; taxes, levies and assessments for the calendar year during which this deed is executed; and all matters shown on the above-referred to Plat or which would be disclosed by an accurate survey or personal inspection of the property. Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever, except as aforesaid. (Provided, however, that Grantor expressly reserves unto itself and its successors and assigns an easement over, under and through all of the land herein conveyed for the purpose of installing, constructing, repairing and maintaining roads, drainage facilities and utilities of all kinds and description until such time as all improvements are completed.)

Signed, sealed and delivered in the presence of us:

IN WITNESS WHEREOF, the said party of the first part has caused these presents to be signed in its name by its authorized agent the day and year above written.

Janet Condon

CAPE CAVE CORPORATION,
a Delaware Corporation

Catherine M. Hunt

By Betty A. Long
(Authorized Agent)

STATE OF FLORIDA
SS
COUNTY OF LEE

RECORDED IN OFFICIAL RECORDS
JOHN K. [Signature]

I HEREBY CERTIFY that on this day and year first above written before me personally appeared the above named Authorized Agent of CAPE CAVE CORPORATION, a corporation under the laws of the State of Delaware, to me known to be the person who signed the foregoing instrument as such agent and acknowledged the execution thereof to be his free act and deed as such agent for the uses and purposes therein mentioned, and that the said instrument is the act and deed of said corporation.

WITNESS my signature and official seal at Lehigh Acres, in the County of Lee, and State of Florida, the day and year last aforesaid.

Janet Condon (SEAL)
NOTARY PUBLIC, State of Florida
at Large

My Commission Expires:

FILE 84-646489

2835

Notary Public, State of Florida, Charlotte County

RECEIVED AT
ENGLEWOOD BRANCH
84 JAN 26 AM 02:22
BUDDY C. ALEXANDER
CLERK OF CIRCUIT COURT
CHARLOTTE COUNTY, FLA.