

THIS INSTRUMENT PREPARED BY:
Chris Munyon, Real Property Specialist, Property Acquisition Division
Manatee County Property Acquisition Division
1112 Manatee Avenue West, Suite 800
Bradenton, Florida 34205

PROJECT NAME: Fort Hamer Extension
PROJECT NUMBER: 380-6053913
PID#: 484910309

=====SPACE ABOVE THIS LINE FOR RECORDING DATA=====

TRUSTEE'S DEED

THIS INDENTURE, made and entered into this 30th day of March, 2018, between **Thomas A. Quinn** individually and as Trustee of the Thomas A. Quinn Revocable Trust, dated November 25, 1997, whose mailing address is 301 North Bay Boulevard, P.O. Box 4106, Anna Maria, Florida 34216, (hereinafter the **Grantor**), and **MANATEE COUNTY**, a political subdivision of the State of Florida, whose mailing address is Post Office Box 1000, Bradenton, Florida 34206, (hereinafter the **Grantee**).

WITNESSETH, that Grantor, for and in consideration of the sum of ONE AND 00/100 DOLLAR (\$1.00) and other valuable consideration paid, the receipt whereof is hereby acknowledged, has granted, bargained, sold and transferred to the Grantee, said Grantee's heirs and assigns forever, the following described land, to wit:

See legal description identified as Exhibit A attached hereto and incorporated herein by this reference.

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

AND the Grantor covenants with Grantee that Grantor has good right and lawful authority to sell and convey the property and Grantor warrants the title to the property for any acts of Grantor and will defend the title against the lawful claims of all persons claiming by, through, or under Grantor and that said land is free of all encumbrances, except taxes accruing for the year 2018 and subsequent years.

IN WITNESS WHEREOF, the Grantor has hereunto set Grantor's hand and seal the day and year first above written.

SIGNATURE PAGES AND ACKNOWLEDGMENTS FOLLOW ON NEXT PAGES.

Signed, sealed and delivered in the presence of two witnesses as required by law:

GRANTOR:
THOMAS A. QUINN, individually and as
Trustee of the Thomas A. Quinn Revocable
Trust, dated November 25, 1997

Chris Munyan
First Witness Signature

Chris Munyan
First Witness Printed Name

By: *Thomas A. Quinn*
Signature

As: Trustee
Title

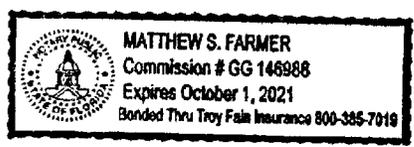
Matthew S. Farmer
Second Witness Signature

Matthew S. Farmer
Second Witness Printed Name

STATE OF Florida
COUNTY OF Manatee

The foregoing instrument was acknowledged before me this 30 day of March,
2018, by **THOMAS A. QUINN**, individually and as Trustee of the Thomas A. Quinn Revocable
Trust, dated November 25, 1997, who X is personally known to me or _____ who has
produced _____
_____ as identification.

Affix seal below:



Matthew S. Farmer
Notary Public Signature

Matthew S. Farmer
Printed Name

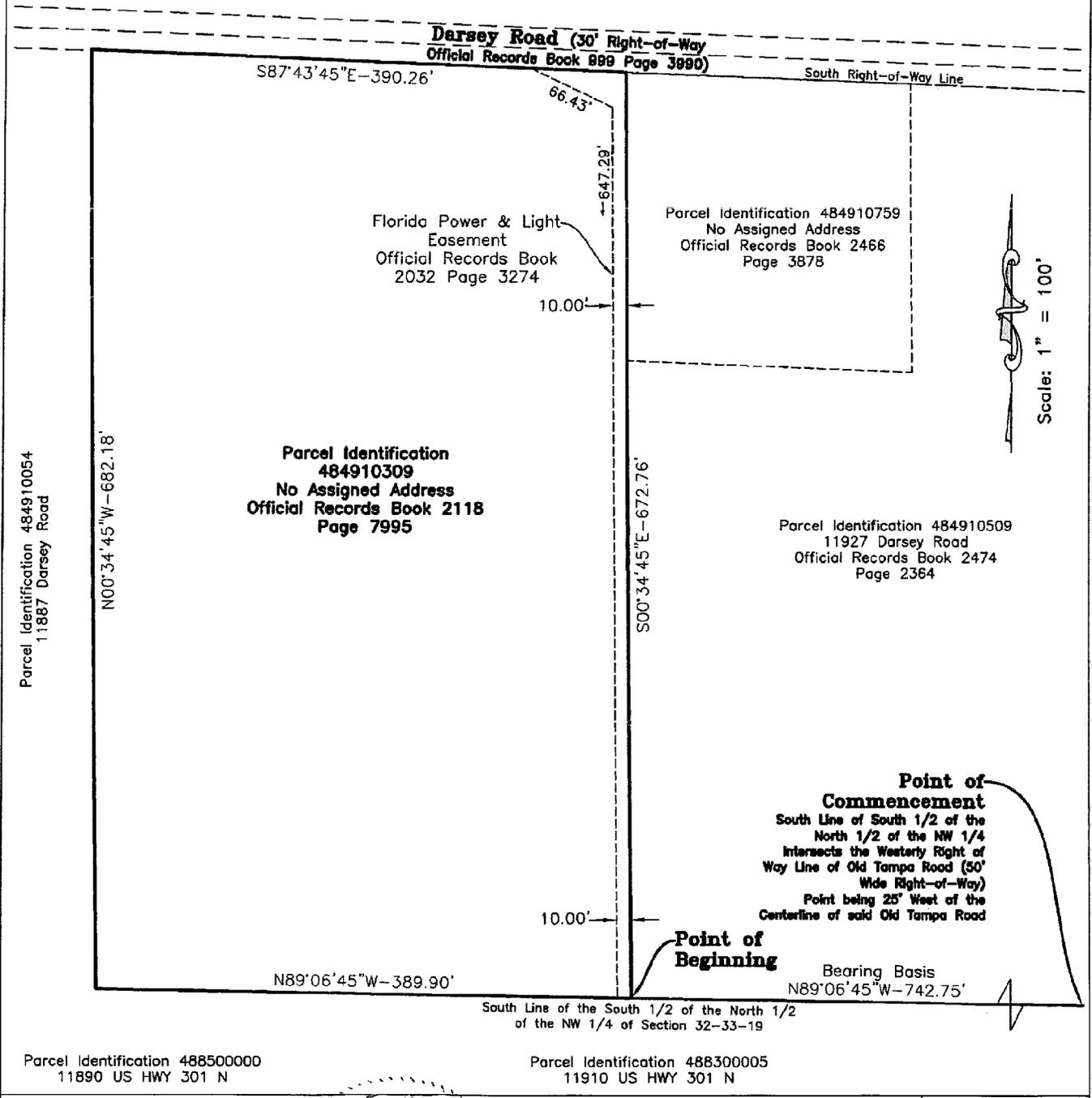
146988
Commission Number

10/1/2021
Expiration Date

Exhibit "A"

Sketch of Description

(NOT A SURVEY)



MANATEE COUNTY PROPERTY MANAGEMENT DEPARTMENT SURVEY DIVISION

1112 MANATEE AVENUE WEST
 BRADENTON, FLORIDA, 34205
 (841)748-4501

Todd E. Boyle, RSM
 Florida Registered Professional Surveyor & Mapper, 6047
 Date: 4/31/2018

Notes:
 -See Sheet 2 of 2 For Surveyor's Notes

Drawing Path:
 S:\SURVEY\2018
 Jobs\20180101_Darsey
 Road-Sketch of Description
 PID 484910309\CAD_DWG's

Sheet: 1 OF 2

Section 32, Township 33
 South, Range 19 East

Drawing Date: 01/31/18

Exhibit "A" Sketch of Description (NOT A SURVEY)

Description: Per Official Records Book 2118, page 7995:

A PARCEL OF LAND SITUATED IN THE SOUTH 1/2 OF THE NORTH 1/2 OF THE NW 1/4 OF SECTION 32, TOWNSHIP 33 SOUTH, RANGE 19 EAST, MANATEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT A POINT WHERE THE SOUTH LINE OF SAID SOUTH 1/2 OF THE NORTH 1/2 OF THE NW 1/4 INTERSECTS THE WESTERLY RIGHT OF WAY LINE OF OLD TAMPA ROAD (A 50 FOOT WIDE RIGHT OF WAY); SAID POINT BEING 25 FEET WEST OF THE CENTERLINE OF SAID OLD TAMPA ROAD; THENCE N 89°06'45" W, ALONG SAID SOUTH LINE, A DISTANCE OF 742.75 FEET FOR A POINT OF BEGINNING; THENCE CONTINUE N 89°06'45" W, ALONG SAID SOUTH LINE A DISTANCE OF 389.90 FEET, THENCE N 00°34'45" W, 682.18 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF DARSEY ROAD (A 30 FOOT WIDE RIGHT OF WAY); THENCE S 87°43'45" E, ALONG SAID SOUTH RIGHT OF WAY LINE, A DISTANCE OF 390.26 FEET; THENCE S 00°34'45" E, 672.76 FEET TO THE POINT OF BEGINNING.

Surveyor's Notes:

1. This Description and Sketch does not certify of warranty: title, zoning, easements, or freedom of encumbrances.
2. Not valid without the signature and original raised seal of a Florida licensed surveyor & mapper. This is not a survey.
3. The bearing basis is the is the South Line of the South 1/2 of the North 1/2 of the NW 1/4 of Section 32-33-19, which bears N89°06'45"W (Assumed).
4. Title Report provided by American Government Services Corporation File #28265-2. Dated November 17, 2017 was utilized to prepare the Sketch of Description. No other instruments of record, rights-of-way and/or ownership are known by, or were furnished this surveyor except as shown hereon. Subject to easements, dedications and restrictions of record not provided to the Surveyor and Mapper.
5. Containing 6.06 Acres more or less per Official Records Book 1332 page 0912.
6. Subject to a Florida Power and Light Easement, as shown, recorded in Official Records Book 2032, page 3274.
7. Parcel Identification numbers as shown are now or formally noted per the Manatee County GIS mobile server.

MANATEE COUNTY PROPERTY
MANAGEMENT DEPARTMENT
SURVEY DIVISION



1112 MANATEE AVENUE WEST
BRADENTON, FLORIDA, 34205.
(941)748-4501

Notes:

- See Sheet 1 of 2
For Sketch

Drawing Path:
S:\SURVEY\2018
Jobs\20180101_Darsey
Road-Sketch of Description
PID 484910309\CAD_DWG's

Sheet: 2 OF 2

Section 32, Township 33
South, Range 19 East

Drawing Date: 01/31/18