

Return to: (Enclose self addressed stamped envelope)
Name: STONES & CARDENAS
221 Simonton Street
Key West, FL 33040
(305) 294-0252

Doc# 1699893 06/18/2008 10:34AM
Filed & Recorded in Official Records of
MONROE COUNTY DANNY L. KOLHAGE

06/18/2008 10:34AM
DEED DOC STAMP CL: PU \$8,750.00

This Instrument Prepared By:

STONES & CARDENAS
221 Simonton Street
Key West, FL 33040
(305) 294-0252

Doc# 1699893
BK# 2367 Pg# 453

\$1,350,000.00

WARRANTY DEED

THIS INDENTURE made this 29th day of April, 2008, by and between Gary Burchfield, a married man and Thomas Mendes, a single man, whose address is 800 Simonton Street, Key West, FL 33040, as Grantor, and George J. Mentonis and Patricia A. Mentonis, husband and wife, whose address is 346 Beach 144th Street, Neponsit, NY 11694, as Grantee.

WITNESSETH: that said Grantor, for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration to said Grantor, in hand paid, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantee, and Grantee's successors, heirs, and assigns forever, the following described property, situate lying and being in the County of Monroe, State of Florida, to-wit:

Parcel "A"

On the Island of Key West, Monroe County, Florida, and known on William A. Whitehead's map of said City of Key West, delineated in February, 1829, as part of Lot 4, Square 21, and being more particularly described as follows:

COMMENCE at the intersection for the Northwesterly right of way line of Eaton Street and the Northeasterly right of way line of William Street, thence in a Northeasterly direction along the said Northwesterly right of way line of Eaton Street for 128 feet; thence at a right angle and in a Northwesterly direction for 125.00 feet; thence at a right angle and in a Southwesterly direction 30.00 feet; thence at right angle and in a Northwesterly direction for 27.18 feet to the Point of Beginning; thence continue in a Northwesterly direction for 4.75 feet; thence at an angle of 89° 57' 56" to the left and in a Southwesterly direction for 33.27 feet; thence at a right angle and in a Southeasterly direction for 4.05 feet; thence at an angle of 88° 47' 27" to the left and in a Northeasterly direction for 33.28 feet to the Point of Beginning.

Parcel "B"

* "Grantor" and "Grantee" are used for singular or plural, as context requires

Doc# 1699893
Bk# 2367 P# 454

On the Island of Key West, Monroe County, Florida, and known on William A. Whitehead's map of said City of Key West, delineated in February, 1829, as part of Lot 4, Square 21, and being more particularly described as follows:

COMMENCE at the intersection for the Northwesterly right of way line of Eaton Street and the Northeasterly right of way line of William Street, thence in a Northeasterly direction along the said Northwesterly right of way line of Eaton Street for 128 feet; thence at a right angle and in a Northwesterly direction for 125.00 feet; thence at a right angle and in a Southwesterly direction 30.00 feet; thence at a right angle and in a Northwesterly direction for 14.00 feet to the Point of Beginning; thence continue in a Northwesterly direction for 17.93 feet; thence at an angle of 89° 57' 56" to the left and in a Southwesterly direction for 33.27 feet; thence at a right angle and in a Southeasterly direction for 17.95 feet; thence at an angle of 89° 53' 0" to the left and in a Northeasterly direction for 33.28 feet to the Point of Beginning.

Parcel "C"

On the Island of Key West, Monroe County, Florida, and known on William A. Whitehead's map of said City of Key West, delineated in February, 1829, as part of Lot 4, Square 21, and being more particularly described as follows:

COMMENCE at the intersection for the Northwesterly right of way line of Eaton Street and the Northeasterly right of way line of William Street, thence in a Northeasterly direction along the said Northwesterly right of way line of Eaton Street for 128 feet; thence at a right angle and in a Northwesterly direction for 125.00 feet; thence at a right angle and in a Southwesterly direction 30.00 feet to the Point of Beginning; thence at right angle and in a Northwesterly direction for 14.00 feet; thence at a right angle and in a Southwesterly direction for 33.28 feet; thence at an angle of 90° 07' 00" to the left and in a Southeasterly direction for 22.87 feet; thence at a right angle and in a Northeasterly direction for 20.02 feet; thence at an angle of 89° 39' 15" to the left and in a Northwesterly direction for 8.30 feet; thence at an angle of 93° 02' 34" to the right and in a Northeasterly direction for 13.20 feet; thence at an angle of 93° 16' 19" to the left and in a Northwesterly direction for 1.29 feet back to the Point of Beginning.

Parcel "D"

Part of Lot 4 in Square 21 according to Whitehead's map of the City of Key West delineated in February 1829, but more particularly described as follows:

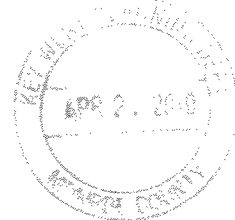
Commencing at a point 116 feet from the corner of William and Eaton Streets and running along William Street in a NW'ly direction of 40 feet; thence at right angles in a NE'ly direction 64 feet, more or less; thence at right angles in a SE'ly direction 40 feet; thence at right angles in a SW'ly direction 64 feet more or less, to the place of beginning.

Parcel Identification Number: 00003270-000000

SUBJECT TO: Taxes for the year 2008 and subsequent years.

SUBJECT TO: Conditions, limitations, reservations and easements of record.

TOGETHER with all tenements, hereditaments and appurtenances, with every privilege, right,



title, interest and estate, reversion, remainder and easement thereunto belonging or in anywise appertaining.

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

AND the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of the said property; that it is free of all encumbrances except as above stated; that Grantor has good right and lawful authority to sell the same; and that the Grantee shall have quiet enjoyment thereof. The said Grantor hereby fully warrants the title to said property, and will defend the same against the lawful claims of all persons whomsoever.

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

Signed, sealed and delivered in our presence:

Adelle V. Stoums
Witness Name: Adelle V. Stoums

Amber N. Stouma
Witness Name: Amber N. Stouma

Adelle V. Stoums
Witness Name: Adelle V. Stoums

Amber N. Stouma
Witness Name: Amber N. Stouma

[Signature] (Seal)
Gary Burchfield

[Signature] (Seal)
Thomas Mendes

Doc# 1699893
BK# 2367 Pg# 455



State of Florida
County of Monroe

Doc# 1699893
Bk# 2367 Pg# 456

The foregoing instrument was acknowledged before me this 28th day of April, 2008 by Gary Burchfield, who is personally known or have produced a driver's license as identification.

[Notary Seal]



Amber N. Stoia
Notary Public

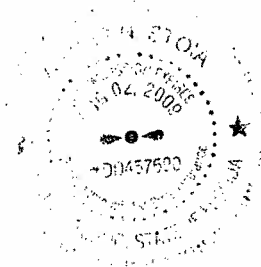
Printed Name: Amber N. Stoia

My Commission Expires: Aug. 2, 2009

State of Florida
County of Monroe

The foregoing instrument was acknowledged before me this 28th day of April, 2008 by Thomas Mendes, who is personally known or have produced a driver's license as identification.

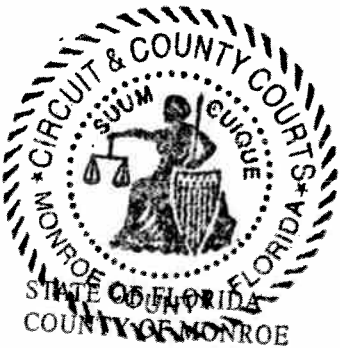
[Notary Seal]



Amber N. Stoia
Notary Public

Printed Name: Amber N. Stoia

My Commission Expires: Aug. 2, 2009



This Copy is a True Copy of the Original on File in this Office. Witness my hand and Official Seal.

MONROE COUNTY
OFFICIAL RECORDS

This 20th day of Jan

A.D., 20 09
DANNY L. KOLHAGE
Clerk Circuit Court

By [Signature]
D.C.