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Prepared by and Return to:
STEPHEN C. BOOTH, Esquire
7510 Ridge Road
Port Richey, Florida 34668



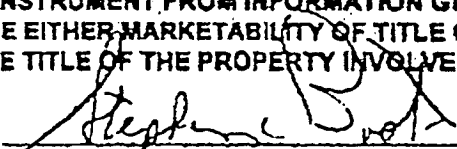
Rept: 383881 Rec: 15.00
DS: 8.70 IT: 8.00
02/23/00 Deputy Clerk

JED PITTMAN, PASCO COUNTY CLERK
02/23/00 03:40pm
OR EX 4316 PG 1140

Property Appraisers
Parcel Identification #:
18-26-17-0000-00100-0000 & 0070 & 0080

QUIT CLAIM DEED

I HEREBY CERTIFY THAT I PREPARED THIS INSTRUMENT FROM INFORMATION GIVEN TO ME BY THE PARTIES HEREIN. I DO NOT GUARANTEE EITHER MARKETABILITY OF TITLE OR ACCURACY OF DESCRIPTION AS I DID NOT EXAMINE THE TITLE OF THE PROPERTY INVOLVED.


Stephen C. Booth, Esquire

THIS QUIT CLAIM DEED made the 10th day of February, 2000 by J. B. STARKEY, JR., of 12959 State Road 54, Odessa, FL 33556, hereinafter called the Grantor, to SOUTHERN OAKS OF PASCO HOMEOWNERS' ASSOCIATION, INC., a Florida corporation, of 4800 Mile Stretch Road, Holiday, FL 34690, hereinafter called the Grantee:

WITNESSETH, that the Grantor, for and in consideration of the sum of **TEN DOLLARS** and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remise, releases, conveys and confirms unto the Grantee, all that certain land situated in Pasco County, Florida, viz:

See Exhibit "A" attached hereto and made a part hereof

TO HAVE AND TO HOLD the same, together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest and claim whatsoever of the said Grantor, either in law or equity, to the only proper use, benefit and behoof of Grantee.

This conveyance is intended to terminate the easement recorded in OR Book 4154, Page 1069, Public Records of Pasco County, Florida, and vest title thereto to the Association.

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents the day and year first above written.

Signed, Sealed & Delivered in the Presence of:

Colleen L. Christmas
Print Name: Colleen L. Christmas

J. B. Starkey, Jr.
J. B. STARKEY, JR.

Diane D. Wood
Print Name: Diane D. Wood

STATE OF FLORIDA
COUNTY OF PASCO

The foregoing instrument was acknowledged before me this 10 day of February, 2000 by J. B. STARKEY, JR., who is personally known to me or who has produced as appropriate identification and who did/did not take an oath.



COLLEEN L. CHRISTMAS
My Commission CO637197
Expires Mar. 24, 2000

Colleen L. Christmas
Notary Public



OR BK 4154 PG 1071

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OR BK 4316 PG 1142

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LEGAL DESCRIPTION

OFFSITE DRAINAGE EASEMENT

A portion of Section 18, Township 26 South, Range 17 East, Pasco Florida, being further described as follows:

Commence at the Southeasterly corner of SOUTHERN OAKS UNIT THREE-B, as shown on the plat recorded in Plat Book 35, pages 56 through 62, of the Public Records of Pasco County, Florida; thence South 89°57'47" East, a distance of 177.36 feet; thence North 85°29'57" East, a distance of 1050.00 feet; thence North 25°29'57" East, a distance of 236.68 feet, for a POINT OF BEGINNING; thence continue North 25°29'57" East, a distance of 430.00 feet; thence South 64°35'24" East, a distance of 189.06 feet; thence South 25°24'36" West, a distance of 430.00 feet; thence North 64°35'24" West, a distance of 139.73 feet, to the POINT OF BEGINNING.

The above described parcel contains 1.870 acres, more or less.