

Ralph R. Reeder, of d by his wife, Minnie M. Reeder,

to

G. Weidman Groff and Eva Brinser Groff, husband and wife.

Book Deed 188 188

Page 29

Inst. Warranty Deed

Dated February 22, 1944

Filed April 27, 1944

Cons. \$10.00 o.v.c.

Grant, bargain, sell and convey to the parties of the second part, their heirs and assigns:

Beginning at the SW corner of the SE 1/4 of Section 23, Township 38 South, Range 18 East, run North along the half section line 917.0 feet to a concrete post; thence West along the North line of a 12.0 foot right of way 585.0 feet to an iron pipe, which is point of beginning; thence along a line of old posts which mark the North line of a 12.0 foot easement for a road to Tract A, 397.6 feet to an iron pipe; thence angle of 71 degrees 30' to the left 183.0 feet to the waters of Little Sarasota Bay; thence Northwesterly along the shore of Little Sarasota Bay 360.0 feet more or less to a corner in an old bulkhead; thence East 320.4 feet to the iron pipe which is NE corner of Tract A. Being all the land comprised in Tract "A" of attached plat, which is hereby made a part of this deed.

Pvt Esmr to  
G.C.  
10-19-81

Together with all riparian rights and water privileges thereunto belonging or appertaining.

Together with the full right and privilege to use the right of way now in use by the grantors from the property above described to the Tamiami Trail, being a right of way 12 feet wide North and South extending East from the property above described to the Tamiami Trail.

Together with all the personal property in the cottage on the above tract, a schedule of which has been given by the grantor to the grantee.

Signed and sealed by Ralph R. Reeder and Minnie M. Reeder. Two Witnesses.

Acknowledged by Ralph R. Reeder and Minnie M. Reeder, his wife, (NO SEPARATE EXAMINATION), before a Notary Public, Sarasota County, Florida. Notarial seal affixed.

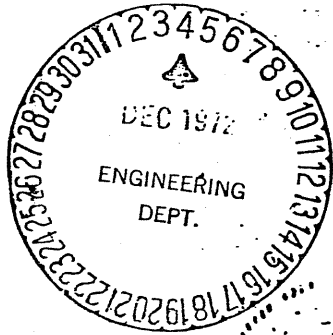
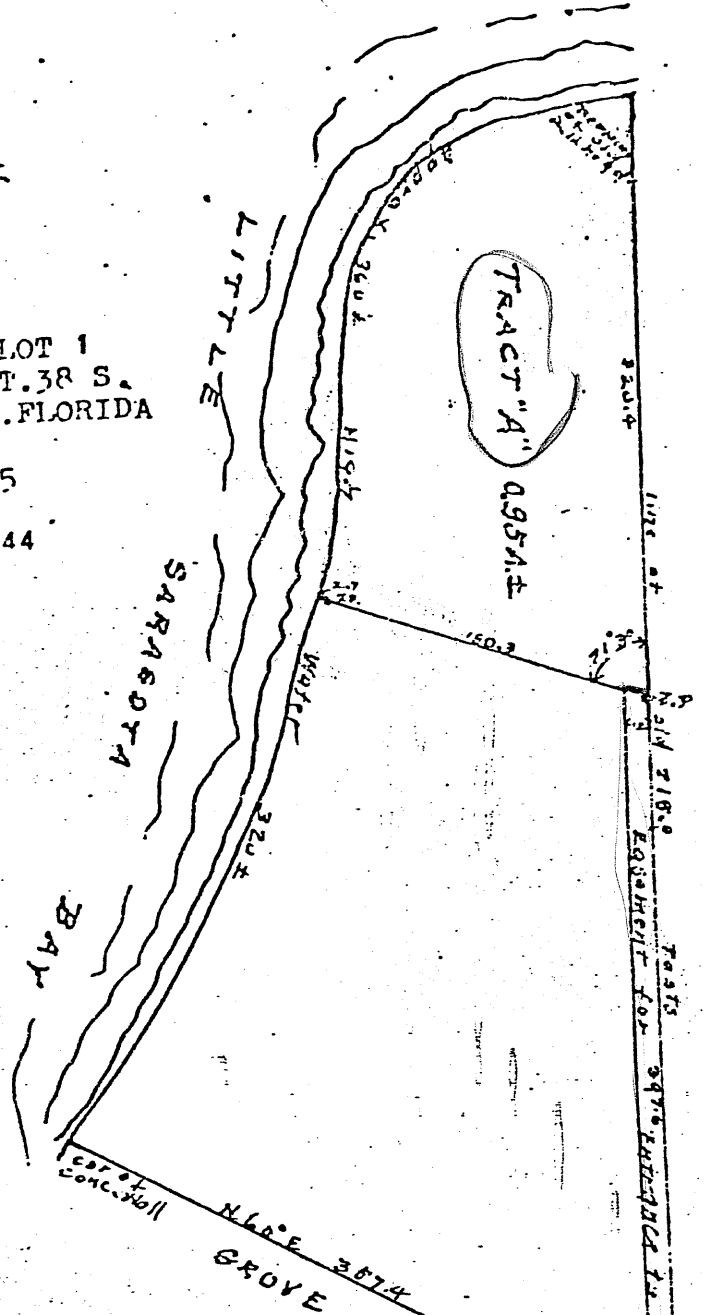
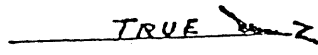


Abstract Company of Sarasota  
Sarasota, Florida

Checked by 111

D.B. 188/29  
SEC. 23 - T 385-R 18E  
SEE ALSO R.B. 27/28, 28A  
AMEND PLAT OF CASAS BOUITAS  
#161

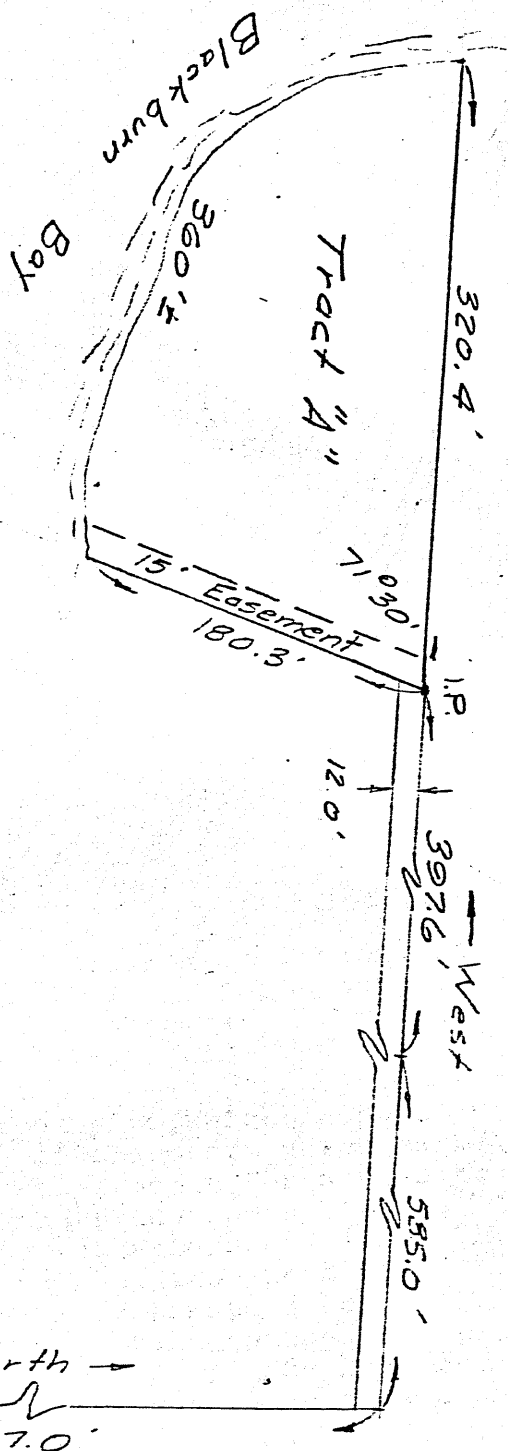
SURVEY OF LAND IN U.S. LOT 1  
 (MAINLAND) SECTION 23, T.38 S.  
 R. 18 E. SARASOTA COUNTY, FLORIDA  
 AS DESCRIBED BELOW.  
 Scale 1 Inch = 100 1335  
 I.P. = Iron Pipe.  
 Sarasota, January 31, 1944



Deed Description: From the Southwest corner of the SE 1/4 of Section 23, T.38 S. R. 18 E. run North along the half section line 917.0 feet to a concrete post; thence west along the North line of a 12.0 foot right of way 585.0 feet to an iron pipe, which is point of beginning; thence along old posts which mark the North line of a 12.0 foot easement for a road to Tract A. 397.6 feet to an iron pipe; thence angle of 71° 30' to the left 183.0 feet to the waters of Little Sarasota Bay; thence Northwest along the shore of Little Sarasota Bay 360.0 feet more or less to a corner in an old bulkhead; thence East 320.4 feet to the iron pipe which is NE corner of Tract A. Being all the land comprised in Tract "A" of attached plat, which is hereby made a part of this deed. I certify that the above is a true representation of the property described in the caption and that there are no encroachments.

*John B. Johnson*  
 Reg. Land Surveyor F.S.C.

+ 585.0  
 + 397.6  
 = 982.6  
 # 161



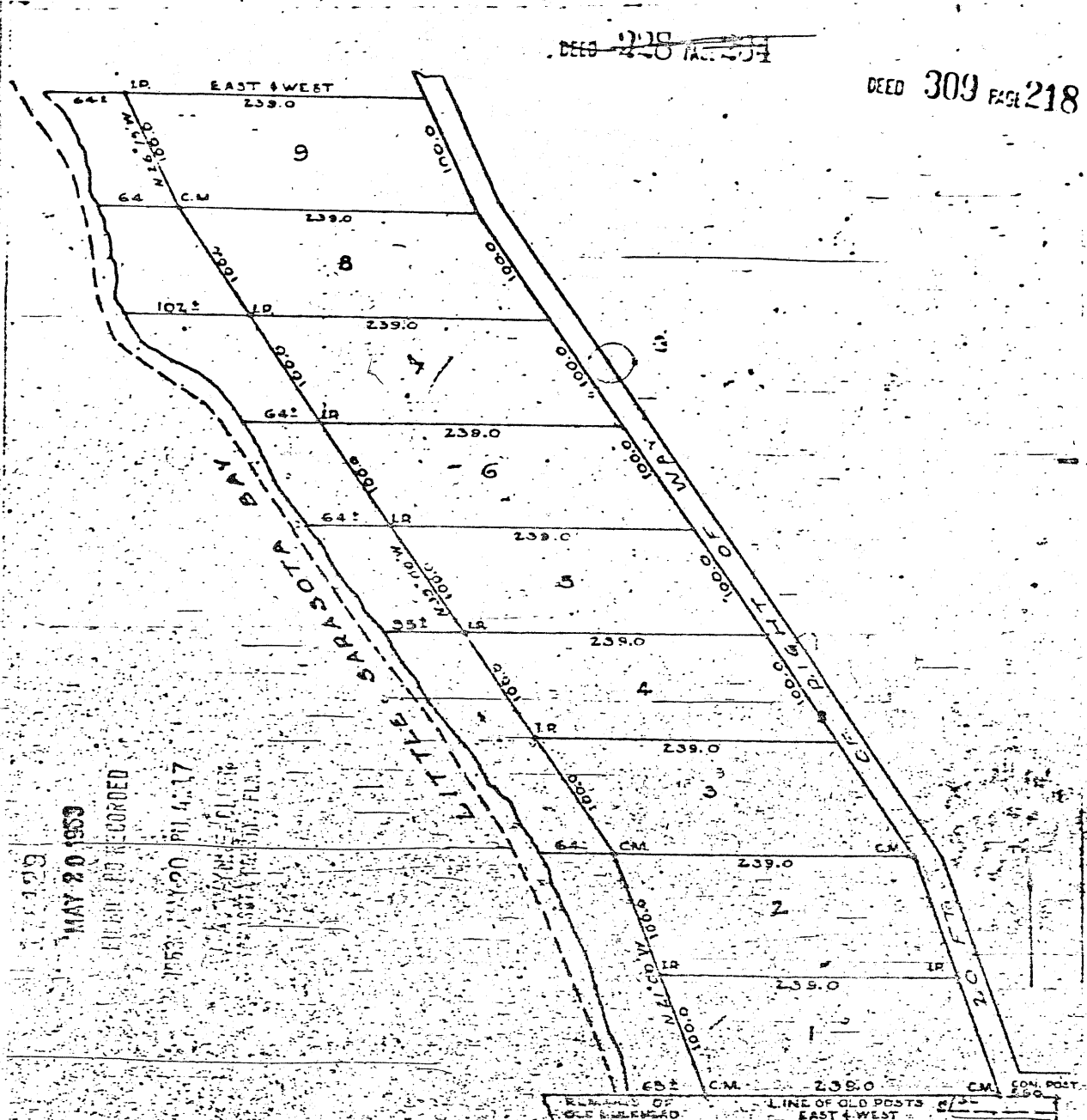
SW Corner  
SE 1/4 of  
Sec. 23-54

NOTE: NOT A PART OF  
DEED

Show on Map 161 as  $\oplus$  Unrecorded Johnson Plat DB 228/234  
COMPLETED REVISION  
17 OCT 80 ~~MAK~~

# UNRECORDED PLAT

By Johnson, May 10, 1947



MAY 20 1953  
RECORDED  
MAY 20 1953 P.M. 4:17  
J. W. HARBOUR & WILLIE SUE HARBOUR  
SARASOTA, FLA.

REMARKS OF OLD SURVEY  
LINE OF OLD POSTS EAST & WEST

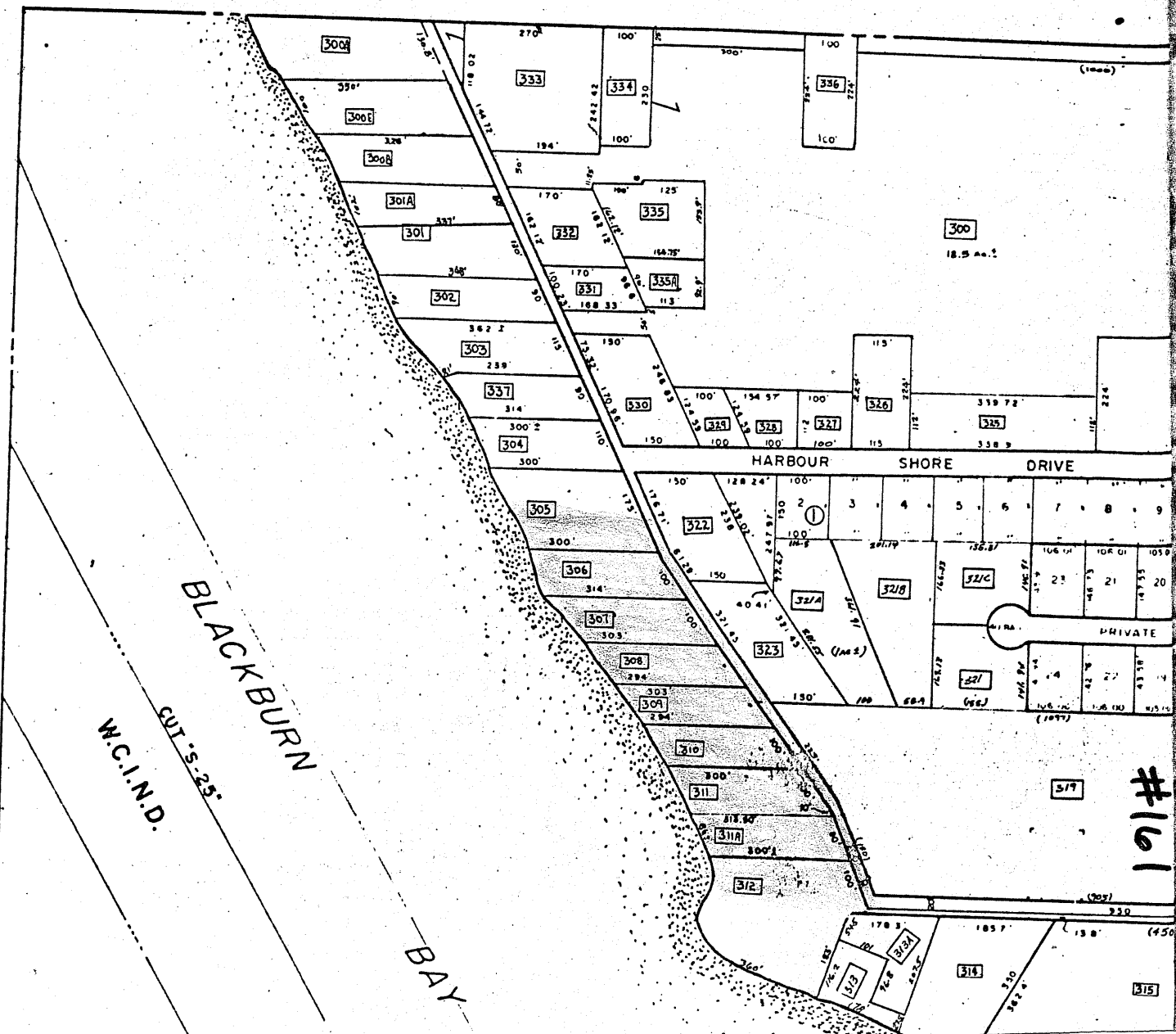
SURVEY OF NINE LOTS, FRONTING ON LITTLE SARASOTA BAY IN U.S.  
LOT 1, SECTION 23, TOWNSHIP 38 SOUTH, RANGE 18 EAST,  
TO BE SOLD BY JOHN W. HARBOUR AND WILLIE SUE HARBOUR.  
SCALE 1 INCH = 100 FEET. C = CONCRETE MONUMENT, I.P. = IRON PIPE  
DATE OF SURVEY MAY 10, 1947

Survey of nine lots fronting on Little Sarasota Bay in U.S.  
Lot 1, Section 23, Township 38 South, Range 18 East.  
To be sold by John W. Harbour and Willie Sue Harbour,  
Scale 1 inch = 100 feet C = Concrete Monument, I.P. = Iron Pipe  
Sarasota Florida, May 10, 1947

D.B.309/218  
SEC. 23 - T385 - R18E  
MAP #161  
#161

841

S 1/2 22-38-18 SHT. 159



#191