

THIS INSTRUMENT PREPARED BY AND RETURN TO:

Joya L. Lippard  
SUPERIOR TITLE SERVICES, INC.  
1100 S.W. ST. LUCIE WEST BLVD.  
PORT ST. LUCIE, FL 34986  
Property Appraisers Parcel Identification (Folio) Numbers: 3420-560-2310-000/0  
Grantee SS #: and

SPACE ABOVE THIS LINE FOR RECORDING DATA

**THIS WARRANTY DEED**, made the 10th day of March, 2003 by Paul Miret and Karen Miret, husband and wife, herein called the grantors, to Bayshore Industrial Properties, Inc., a Florida corporation whose post office address is 1369 SW Pine Tree Lane, Palm City, FL 34990, hereinafter called the Grantee:

(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

**W I T N E S S E T H:** That the grantors, for and in consideration of the sum of TEN AND 00/100'S (\$10.00) Dollars and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee all that certain land situate in ST. LUCIE County, State of Florida, viz.:

Lot 12, Block 624, PORT ST. LUCIE SECTION THIRTEEN, according to the Plat thereof, recorded in Plat Book 13, page 4, of the Public Records of St. Lucie County, Florida.

Subject to covenants, easements, restrictions and reservations of record, if any. This reference shall not serve to reimpose same.

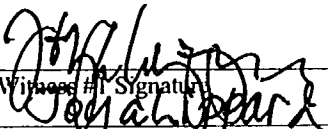
**TOGETHER**, with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

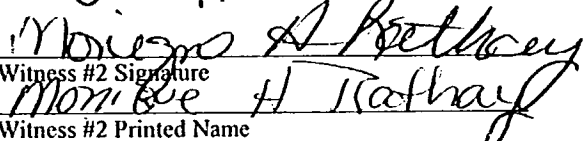
**TO HAVE AND TO HOLD**, the same in fee simple forever.


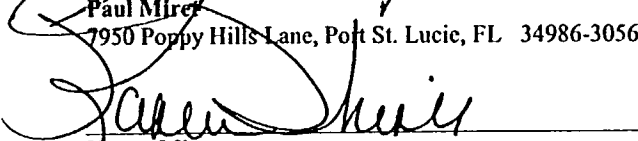
**AND**, the grantors hereby covenant with said grantee that the grantors are lawfully seized of said land in fee simple; that the grantors have good right and lawful authority to sell and convey said land, and hereby warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2002.

**IN WITNESS WHEREOF**, the said grantors have signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

  
Witness #1 Signature  
Witness #1 Printed Name  
Joya L. Lippard

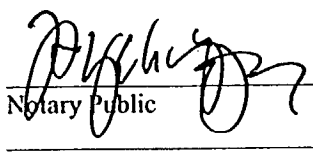
  
Witness #2 Signature  
Witness #2 Printed Name  
Monica H. Rathay

  
Paul Miret  
7950 Poppy Hills Lane, Port St. Lucie, FL 34986-3056  
  
Karen Miret  
7950 Poppy Hills Lane, Port St. Lucie, FL 34986-3056

STATE OF FLORIDA  
COUNTY OF ST. LUCIE

The foregoing instrument was acknowledged before me this 10th day of March, 2003 by Paul Miret and Karen Miret, husband and wife who are personally known to me or have produced \_\_\_\_\_ as identification.

SEAL

  
Notary Public  
Printed Notary Name

File No.:23-3165M



Joya Lippard  
MY COMMISSION # DD:19209 EXPIRES  
August 4, 2006  
BONDED THROUGH TROY FAIN INSURANCE, INC.

\*\*\*  
DOC Assump: \$  
\* Doc Tax : \$  
\* Int Tax : \$  
0.00  
175.00  
0.00

RETURN TO:  
SUPERIOR TITLE SERVICES, INC.  
SLW BOX 19