

102,000

### This Warranty Deed

Made this 3rd day of April, 2012 by  
DONALD E. ENNIS and TINA M. ENNIS, Husband And  
Wife

hereinafter called the grantor, to  
PETER HOLMROOS and SIRPA HOLMROOS, Husband  
And Wife

whose post office address is:  
Gravlinge vagen 52 Vasteros Sweden 72243

hereinafter called the grantee:  
(Whenever used herein the term "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)

Witnesseth, that the grantor, for and in consideration of the sum of \$10.00 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 Pinellas County, Florida, viz:

**Unit 23, Building B, of WANDER RESIDENCES OF TIERRA VERDE, a Condominium, according to the plat thereof recorded in Condominium Plat Book 106, Page(s) 50 through 54, inclusive; and being further described in that certain Declaration of Condominium recorded in Official Records Book 7331, Page 1497, of the Public Records of Pinellas County, Florida, and any amendments thereto, together with an undivided share in the common elements**

Parcel Identification Number: 29-32-16-94825-002-0230  
see exhibit "A" attached hereto and made a part hereof

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 grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants 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. Subject to covenants, restrictions, easements of record and taxes for the current year and subsequent years.

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

*Denise Balcom*  
Witness: (Signature)

Print Name: DENISE BALCOM

*Marsha Gordon*  
Witness: (Signature)

Print Name: MARSHA GORDON

*Donald E Ennis*  
DONALD E. ENNIS

103 1st Street E Unit 203  
Tierra Verde, FL 33715

*Tina M. Ennis*  
TINA M. ENNIS

103 1st Street E Unit 203  
Tierra Verde, FL 33715

State of Florida  
County of Pinellas

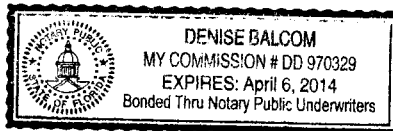
The foregoing instrument was acknowledged before me this 3rd day of April, 2012, by DONALD E. ENNIS and TINA M. ENNIS, Husband And Wife, who is personally known to me or who has produced DR LIC as identification.

*Denise M Balcom*  
NOTARY PUBLIC (signature)

Print Name: Denise M Balcom

My Commission Expires:

Stamp/Seal:



Prepared by: Denise M Balcom  
Sunbelt Title Agency  
245 Corey Avenue  
St. Pete Beach, FL 33706  
File Number: 7994120050  
Parcel Identification Number: 29-32-16-94825-002-0230

*[Signature]*  
RETURN TO:  
Sunbelt Title Agency  
2170 W. State Rd. 434  
Suite 450  
Longwood, FL 32779



# ADVANCED MANAGEMENT, INC.

OF SOUTHWEST FLORIDA

Lakewood Ranch Office  
9031 Town Center Parkway  
Bradenton, Florida 34202

[www.amiwra.com](http://www.amiwra.com)

Telephone: (941) 359-1134  
Fax: (941) 359-1089  
E-mail: [info@amiwra.com](mailto:info@amiwra.com)

March 30, 2012

RE: 1515 Pinellas Bayway, B23

To Whom It May Concern:

This is to inform you that the Eagle Creek Board of Directors has approved the purchase of your property by Peter and Sirpa Holmroos at the above referenced address.

If you questions, please feel free to contact me at 941.359.1134 X121.

Sincerely,

**ADVANCED MANAGEMENT OF SOUTHWEST FLORIDA, INC.**  
*As Managing Agent for Wander Residences of Tierra Verde Condo Assn., Inc.*

A handwritten signature in black ink, appearing to read "Kelley Lyons", is written over the typed name and title.

Kelley Lyons  
Administrative Assistant