

*Return to:*  
SUNCOAST TITLE COMPANY  
7241 49TH ST. N.  
PINELLAS PARK, FL 33781

ASSIGNMENT OF LEASE  
27/30/15/79688/315/2090

BY THIS ASSIGNMENT, the undersigned for and in consideration of the sum of \$18,000.00 Eighteen Thousand and other good and valuable consideration, assigns to William E. Allard, unmarried person, whose post office address is 1108 Columns Circle, Seminole, FL 33772

all of the rights, title and interest in the Proprietary Lease to Apt. No. 209, in Seminole Gardens Apartment No. 31-E, Inc., situated on real estate in Pinellas County, Florida, as shown on Exhibit A attached hereto, which Lease has an expiration date of 28/FEBRUARY /2071, including any equity she might own in that apartment or any assets of Seminole Gardens Apartment No.31-E, Inc., and including Stock Certificate No.146 representing 3.689 shares of Seminole Gardens Apartment No. 31-E Inc., and other incidents of ownership arising out of the ownership of the Proprietary Lease.

The Assignor represents that she has full right and authority to assign said Lease and Stock incident thereto, and represents that there are no judgments, tax liens, claims or liens against the Lease hereby assigned or the shares of stock allocated thereto excepting only:

- (1) Lien by Seminole Gardens Apartment No. 31-E Inc., to secure performance of Proprietary Lease laws, House Rules and Articles of Incorporation.

In accepting this assignment, Assignee agrees to abide by the Proprietary Lease hereby assigned, the Certificate of Incorporation and the By-Laws, House Rules and regulations established by Seminole Gardens Apartment No. 31-E, Inc., and agrees to assume any obligation arising in the future with reference to any assessments that may be levied against the apartment by Seminole Gardens Apartment No. 31-E, Inc.

The Assignee represents that he has examined the apartment being assigned and the entire apartment building and do hereby accept the demised apartment and the grounds and all improvements thereon in their present condition and state of repair and without any representations, statements or warranties, expressed or implied, with respect thereto, and with respect to the condition or use or occupation that may be made thereto.

Dated this 28 day of Jan, 2016.

Deborah Corigliano  
Witness #1  
Print Name: DEBORAH CORIGLIANO

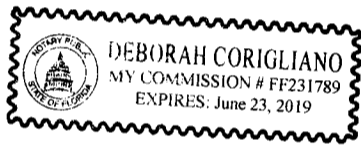
Carmella Rosevear  
ASSIGNOR  
Carmella Rosevear  
108 Cedarwood Circle  
Seminole, FL 33777

Kathleen Gaber  
Witness # 2  
Print Name: Kathleen Gaber

The foregoing instrument was acknowledged before me this 28 day of Jan, 2016 by, Carmella Rosevear, who is personally known to me or who has produced [Signature] as identification.

STATE: FLORIDA  
COUNTY: PINELLAS

Deborah Corigliano  
NOTARY PUBLIC



Dated this 28 day of Jan, 2016

Deborah Corigliano  
Witness #1  
Print Name: DEBORAH CORIGLIANO

William E. Allard  
ASSIGNEE  
William E. Allard  
1108 Columns Circle  
Seminole, FL 33772

Kathleen Gaber  
Witness #2  
Print Name: Kathleen Gaber

The foregoing instrument was acknowledged before me this 28 day of Jan, 2016 by, William E. Allard, unmarried person who is personally known to me or who has produced [Signature] as identification.

STATE: FLORIDA  
COUNTY: PINELLAS


Deborah Corigliano  
NOTARY PUBLIC



APPROVAL

This is to certify that the Board of Directors of Seminole Gardens Apartment No. 31-E Inc., or its managing agent, Ridge Seminole Management Corporation, have approved the foregoing Assignment and represent that the current carrying charges for the above mentioned apartment, until further notice, shall be payable in advance in monthly installments of \$490.78 which includes the Assignee's share of the monthly rental for the underlying lease of \$ 127.65.

RIDGE SEMINOLE MANAGEMENT CORP.

  
\_\_\_\_\_  
CASSIUS L. PEACOCK IV  
Sr. Vice-President

STATE OF FLORIDA  
COUNTY OF PINELLAS

Feb The foregoing instrument was acknowledged before me this 11<sup>th</sup> day of Feb, 2016, by CASSIUS L. PEACOCK IV Sr. Vice-President, respectively of RIDGE SEMINOLE MANAGEMENT CORPORATION, a Florida Corporation, who are personally known to me.



REGINA TILLEY  
MY COMMISSION # FF 087271  
EXPIRES: April 11, 2018  
Bonded Thru Budget Notary Services

  
\_\_\_\_\_  
NOTARY PUBLIC

APPENDIX "A" - BUILDING 31-E

Commencing at the NW corner of Section 27, Township 30 S., Range 15 E., Pinellas County, Florida, run S. 88° 42' 24" E., along the North line of said Section, 685.68 feet; thence S. 01° 17' 36" W., 50.00 feet for a Point of Beginning; thence S. 88° 42' 24" E., 105.35 feet; thence S. 00° 06' 30" W., 203.52 feet; thence 57.07 feet along the arc of a curve to the left, radius 275 feet, chord S. 05° 50' 04" E., 56.97 feet; thence N. 88° 42' 24" W., 116.63 feet; thence N. 01° 17' 36" E., 260.00 feet to the Point of Beginning. Containing 0.647 acres, more or less.

Subject to a utility easement over the East 10 feet of the West 65 feet of the North 25 feet of said parcel.

Also subject to a 5 foot utility, drainage, recreation and pedestrian easement over the North 5 feet, the West 5 feet, and the South 5 feet of said parcel.

Together with a 50 foot easement for ingress and egress, the centerline described as follows: from the Northwest corner of Section 27, Township 30 S., Range 15 E., Pinellas County, Florida, run S. 88° 42' 24" E., 685.68 feet; thence S. 01° 17' 36" W., 50.00 feet; thence S. 88° 42' 24" E., 130.35 feet for a Point of Beginning of said easement; thence S. 00° 06' 30" W., 203.0 feet; thence 266.59 feet along the arc of a curve to the left, radius 250 feet, chord S. 30° 26' 28" E., 254.14 feet; thence S. 60° 59' 26" E., 236.60 feet; thence 213.28 feet along the arc of a curve to the right, radius 200 feet, chord S. 30° 26' 28" E., 203.31 feet; thence S. 00° 06' 30" W., 130 feet; thence 116.48 feet along the arc of a curve to the right, radius 100 feet, chord S. 33° 28' 38" W., 110.01 feet; thence S. 66° 50' 45" W., 256.71 feet to the centerline of 112th Street North, the Point of Ending.

Together with an easement for ingress and egress as recorded in O.R. Book 2435 Pages 435-437, Public Records of Pinellas County, Florida.

Together with an easement for ingress and egress as recorded in O.R. Book 2916, Pages 158-159, Public records of Pinellas County, Florida.

Together with an easement for ingress and egress as recorded in O.R. Book 3192 Pages 515-518, Public Records of Pinellas County, Florida.AND

From the Northwest corner of Section 27, Township 30 S., Range 15 E., Pinellas County, Florida, run S. 88° 42' 24" E., along the North line of said Section, 685.68 feet; thence S. 01° 17' 36" W., 50 feet; thence S. 88° 42' 24" E., 155.35 feet; thence S. 00° 06' 30" W., 33 feet for a Point of Beginning; thence S. 88° 42' 24" E., 25 feet; thence S. 00° 06' 30" W., 168.97 feet; thence N. 89° 53' 30" W., 25 feet; thence N. 00° 06' 30" E., 169.49 feet to the Point of Beginning.

Said tract contains 0.097 acres, more or less.