

THE HOGAN LAW FIRM®

*We mean business*SM

September 8, 2010

Mr. Bradley Arnold
Sumter County Administrator
910 North Main Street
Bushnell, FL 33513

Re: Sumter County purchase from Grace Tabernacle of Worship, Inc.
File No. 10-199

Dear Mr. Arnold,

Enclosed please find your original recorded Right-of-Way Deed, Owners Title Policy and copies of closing documents for the above referenced real estate closing.

If you should have any questions, please give me a call.

Sincerely,



Amy Palmer
Legal Assistant
To Derrill L. McAteer

Enclosures

Rec 35.50
Doc 35.50 ✓
35.50

SUMTER COUNTY, FLORIDA
GLORIA HAYWARD, CLERK OF CIRCUIT COURT
07/19/2010 11:14:30AM
DEED
PAGE 1 OF 4
B-2211 P-371
2010 18975 ✓

Prepared by and return to: ✓

Derrill L. McAteer, Esquire
The Hogan Law Firm LLC
20 S. Broad Street
Brooksville, FL 34601
352-799-8423
File Number: 10-199



Property Appraiser's PID NO.: G26-004

[Space Above This Line For Recording Data]

RIGHT-OF-WAY DEED

Conveyance made as a result of proposed condemnation by Grantee;
documentary stamps not collectable pursuant to section 12B-4.014, Florida Administrative Code

This Indenture, made this 19th day of July, 2010 by, GRACE TABERNACLE OF WORSHIP, INC., a Non Profit Corporation, whose post office address is 108 South 5TH Street, Suite 215, Leesburg, Florida 34748, hereinafter called the "GRANTOR", and SUMTER COUNTY, a political subdivision of the State of Florida, whose post office address is 910 North Main Street, Bushnell, FL 33513, hereinafter called the "GRANTEE"*.

WITNESSETH, that GRANTOR, for and in consideration of the sum of TWO HUNDRED SIXTY THOUSAND DOLLARS AND NO CENTS (\$260,000.00) and other good and valuable consideration to GRANTOR in hand paid by GRANTEE, the receipt of which is hereby acknowledged, has granted, bargained, and sold to the GRANTEE, its successors or assigns forever, the following described land, situate, lying and being in Sumter County, Florida, to-wit:

AS SET FORTH IN COMPOSITE EXHIBIT "A"

and GRANTOR does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whatsoever.

GRANTOR hereby certifies that the above lands are not homestead as defined by the Constitution of the State of Florida, nor are they contiguous thereto.

SUBJECT TO restrictions and easements of record.

*Wherever the context so admits or requires, the terms "Grantor" and "Grantee" are used for singular and plural, and respectively refer to the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporation.

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

signed, sealed and delivered in our presence:



Amy L. Palmer
Witness Name: Amy L. Palmer

Dorell McAttee
Witness Name: Dorell McAttee

GRACE TABERNACLE OF WORSHIP, INC.
A non profit corporation

Gary Washburn

By: GARY WASHBURN
Its: President

Terry Wilkinson

By: TERRY WILKINSON
Its: Secretary/Treasurer

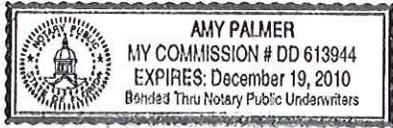
Amy L. Palmer
Witness Name: Amy L. Palmer

Dorell McAttee
Witness Name: Dorell McAttee

STATE OF FLORIDA
COUNTY OF SUMTER

Subscribed and sworn to before me by Gary Washburn, as President of Grace Tabernacle of Worship, Inc., a non-profit corporation, He/She is personally known or has produced a driver's license as identification. and who acknowledged before me that he/she executed the same freely and voluntarily for the purposes therein expressed on this ___ day of July, 2010.

[Notary Seal]



Amy L. Palmer
Notary Public

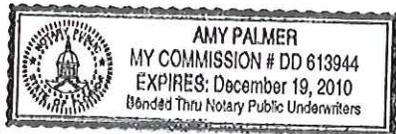
Printed Name: Amy L. Palmer

My Commission Expires: _____

STATE OF FLORIDA
COUNTY OF SUMTER

Subscribed and sworn to before me by Terry Wilkinson, as Secretary/Treasurer of Grace Tabernacle of Worship, Inc., a non-profit corporation, He/She is personally known or has produced a driver's license as identification. and who acknowledged before me that he/she executed the same freely and voluntarily for the purposes therein expressed on this ___ day of July, 2010.

[Notary Seal]



Amy L. Palmer
Notary Public

Printed Name: Amy L. Palmer

My Commission Expires: _____

PARCEL103

COMMENCE AT THE SOUTHEAST CORNER OF THE SOUTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 26, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY FLORIDA; THENCE RUN N. 00° 30' 06" E., ALONG THE EAST LINE OF THE SOUTHWEST ¼ OF THE SOUTHWEST ¼ A DISTANCE OF 1152.51 FEET TO THE POINT OF BEGINNING; THENCE RUN S. 63° 16' 42" W., A DISTANCE OF 265.01 FEET; THENCE RUN N. 00° 30' 06" E., A DISTANCE OF 150.97' TO THE SOUTHERLY RIGHT OF WAY OF COUNTY ROAD 468; THENCE RUN N. 63° 16' 42" E. ALONG SAID RIGHT OF WAY A DISTANCE OF 265.01 FEET; THENCE RUN S. 00° 30' 06" W., A DISTANCE OF 150.97 FEET TO THE POINT OF BEGINNING. CONTAINING 35,578 SQUARE FEET.

SUMTER COUNTY, FLORIDA
GLORIA HAYWARD, CLERK OF CIRCUIT COURT
07/19/2010 11:14:30AM
DEED

PAGE 3 OF 4
B-2211 P-373

2010 18975



COMMITMENT FOR TITLE INSURANCE SCHEDULE A

File Number - 23603
Project Name - C-468
Parcel No. - 103

Effective Date: June 15, 2010 at 8:00 a.m.

1. Policy or policies to be issued:

A. ALTA Owners 1992 with Florida Modifications

OWNER'S: \$ 260,000.00

PROPOSED INSURED: Sumter County, a political subdivision of the State of Florida

2. The estate or interest in the land described in this Commitment and covered herein is Fee Simple, and the title thereto is at the effective date hereof vested in:

Grace Tabernacle of Worship, Inc., a Florida non-profit corporation
By virtue of deeds recorded in Official Records Book 1323, Page 77
and Official Records Book 1306, Page 663 and corrected in Official Records Book 1334, Page 158.

3. The land referred to in this Commitment is described as follows:

See Exhibit "A", attached hereto

AMERICAN GOVERNMENT SERVICES CORPORATION

COUNTERSIGNED: M. Colette Heil

COMMITMENT FOR TITLE INSURANCE

SCHEDULE B - SECTION 1

File Number - 23603
Project Name - C-468

The following requirements to be complied with:

1. Payment of the full consideration to or for the account of, the grantor's or mortgagors.
 2. Instrument(s) creating the estate or interest must be approved, executed and filed for:
 - A) Warranty Deed from Grace Tabernacle of Worship, Inc., a Florida non-profit corporation, to the Sumter County, a political subdivision of the State of Florida; conveying the land described in Schedule "A".
- Note: Deed must be executed by an authorized officer of the corporation.
3. Payment of all taxes, charges, assessments, levied and assessed against subject premises, which are due and payable or which may be escrowed under the provisions of F.S. 196.295.
 4. Satisfactory evidence should be had that improvements and/or repairs or alterations thereto are completed; that contractor, sub-contractors, labor and materialmen are paid.
 5. Evidence must be furnished from any taxing authorities having jurisdiction of the property that there do not exist pending assessments or liens against the property not shown by the Public Records.
 6. Proof of payment, satisfactory to the Company, of all special assessments, recorded or unrecorded, including but not limited to special assessments arising under Chapter 159 of the Florida Statutes.
 7. Payment of all County and/or municipal taxes, charges, assessments, levied and assessed against subject premises, which are due and payable.
 8. Affidavit in recordable form executed by an authorized officer of Grace Tabernacle of Worship, Inc., a Florida non-profit corporation, indicating the current officers or directors of the corporation as well as his/her authority to convey and/or mortgage subject property on behalf of said corporation in accordance with the Articles of Incorporation and/or Bylaws.
 9. Proof must be obtained as to the proper incorporation of Grace Tabernacle of Worship, Inc., a Florida non-profit corporation as well as proof as to its current good standing in that state from December 22, 2004 to present.

COMMITMENT FOR TITLE INSURANCE SCHEDULE B - SECTION 1 (cont.)

File Number - 23603
Project Name - C-468

10. Partial Release of Mortgage executed by Carrie Lee Rowland, a single person and Milton E. Rowland, a single person, in favor of Bobby E. Hunt and Carolyn P. Hunt, dated August 1, 1998 and recorded August 11, 1998 in Official Records Book 699, Page 206 and Assumed by Grace Tabernacle of Worship, Inc. in Official Records Book 1323, Page 80 and Subordinated in Official Records Book 1449, Page 631, all of the Public Records of Sumter County, Florida.
11. Partial Release of Mortgage executed by Grace Tabernacle of Worship, Inc., a Florida non-profit corporation, in favor of Citizens First Bank, a United States banking corporation, dated September 26, 2005 and recorded September 28, 2005 in Official Records Book 1449, Page 625; Collateral Assignment of Lease and Rents in Official Records Book 1449, Page 633; modified in Official Records Book 1884, Page 199; Future Agreement and Advance in Official Records Book 1684, Page 320; and Subordinated in Official Records Book 1684, Page 322, all of the Public Records of Sumter County, Florida.
12. Termination of UCC-1 Financing Statement dated and recorded September 28, 2005 in Official Records Book 1449, Page 635 of the Public Records of Sumter County, Florida.

FIVE-YEAR SALES HISTORY: This property has not been sold in the last five years.

Note: Tax ID/Account No: G26-004. Taxes for 2009 are exempt. Current assessment is \$2,402,115.00. Homestead was not filed for the year 2009.

NOTE: All items under Schedule B-1 to be deleted at closing upon satisfaction of all requirements set forth herein.

The company reserves the right to make additional requirements when additional facts are disclosed by the compliance of the requirements shown on Schedule B, Section 1 herein.

COMMITMENT FOR TITLE INSURANCE SCHEDULE B - SECTION 2

File Number - 23603
Project Name - C-468

Schedule B of the policy or policies to be issued will contain exceptions to the following matters unless the same are disposed of to the satisfaction of the company:

1. Defects, liens, encumbrances, adverse claims or other matters, if any, created, first appearing in the public records or attaching subsequent to the effective date hereof but prior to the date the proposed Insured acquires for value of record the estate or interest or mortgage thereon covered by this Commitment.
2. Rights or claims of parties in possession not shown by the public records.
3. Easements or claims of easements not shown by the public records.
4. Encroachments, overlaps, boundary line disputes, and any other matters which would be disclosed by an accurate survey and inspection of the premises.
5. Any lien, or right to a lien, for services, labor, or material heretofore or hereafter furnished, imposed by law and not shown by the public records.
6. Any claim that any part of said land is owned by the State of Florida by right of sovereignty, and riparian rights, if any.
7. Taxes for the year 2010 and subsequent years, which are not yet due and payable.
8. Any county and/or municipal resolutions for public improvements or special assessments which are not recorded or are not properly recorded in the public records and which do not provide notice to the owner of record in the public records.
9. Any lien provided by Chapter 159, Florida Statutes, in favor of any city, town, village or port authority for unpaid service charges for service by any water, sewer or gas system supplying the insured land.
10. Easement in favor of Florida Power Corporation dated October 11, 1957 and recorded November 23, 1957 in Deed Book 151, Page 538 of the Public Records of Sumter County, Florida.

COMMITMENT FOR TITLE INSURANCE SCHEDULE B - SECTION 2 (cont.)

File Number - 23603
Project Name - C-468

11. Memorandum of Water and Sewer Operating Agreement by and among Continental Country Club Community, Inc., a Florida corporation, Redman Homes, Inc., a Delaware corporation, Southeast Bank, N.A., a national banking association and Continental Country Club, Inc., dated September 20, 1983 and recorded October 11, 1983 in Official Records Book 278, Page 448, and amended in Official Records Book 287, Page 641 of the Public Records of Sumter County, Florida.
12. Developer's Agreement by and between The City of Wildwood and Grace Tabernacle Church dated March 17, 2006 and recorded April 10, 2006 in Official Records Book 1558, page 665 of the Public Records of Sumter County, Florida.
13. Easement in favor of City of Wildwood dated March 30, 2006 and recorded April 19, 2006 in Official Records Book 1564, Page 32 of the Public Records of Sumter County, Florida.
14. Distribution Easement in favor of Florida Power Corporation d/b/a Progress Energy Florida, Inc., a Florida corporation dated May 6, 2006 and recorded May 31, 2006 in Official Records Book 1588, Page 574 of the Public Records of Sumter County, Florida.

NOTE: Items 1, 2, 5, 8 and 9 will be deleted upon receipt of fully executed affidavits regarding the issues raised in said items.

NOTE: Items 3 and 4 will be deleted upon receipt of a satisfactory survey.

NOTE: In accordance with Florida Statutes section 627.4131, please be advised that the insured hereunder may present inquiries, obtain information about coverage, or receive assistance in resolving complaints, by contacting the Commonwealth Land Title Insurance Company Regional Office, 20 North Orange Avenue, Suite 500, Orlando, FL 32801. Telephone 407-481-8181.

NOTE: Legal access is neither guaranteed nor insured pending receipt and review of a survey of the property to be insured.

EXHIBIT "A"

COMMENCE AT THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 26, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA; THENCE RUN N. 00° 30' 06" E., ALONG THE EAST LINE OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 26, A DISTANCE OF 1231.51 FEET TO THE POINT OF BEGINNING. THENCE RUN S. 63° 16' 42" W., A DISTANCE OF 265.01 FEET; THENCE RUN N. 00° 30' 06" E., A DISTANCE OF 71.97 FEET TO A POINT ON THE SOUTHEASTERLY RIGHT OF WAY OF COUNTY ROAD 468; THENCE RUN N. 63° 16' 42" E. ALONG SAID SOUTHEASTERLY RIGHT OF WAY, A DISTANCE OF 265.01 FEET; THENCE RUN S. 00° 30' 06" W., A DISTANCE OF 71.97 FEET TO THE POINT OF BEGINNING.

AND

COMMENCE AT THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 26, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY FLORIDA; THENCE RUN N. 00° 30' 06" E., ALONG THE EAST LINE OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 A DISTANCE OF 1132.51 FEET TO THE POINT OF BEGINNING; THENCE RUN S. 63° 16' 42" W., A DISTANCE OF 265.01 FEET; THENCE RUN N. 00° 30' 06" E., A DISTANCE OF 70.00 FEET; THENCE RUN N. 63° 16' 42" E., A DISTANCE OF 255.01 FEET; THENCE RUN S. 00° 30' 06" W., A DISTANCE OF 70.00 FEET TO THE POINT OF BEGINNING.



Policy No.: FL0172-81-23603-2010.8110609-81458291

OWNER'S POLICY OF TITLE INSURANCE

Issued by
Commonwealth Land Title Insurance Company

SUBJECT TO THE EXCLUSIONS FROM COVERAGE, THE EXCEPTIONS FROM COVERAGE CONTAINED IN SCHEDULE B AND THE CONDITIONS AND STIPULATIONS, COMMONWEALTH LAND TITLE INSURANCE COMPANY, a Nebraska corporation, herein called the Company, insures, as of Date of Policy shown in Schedule A, against loss or damage, not exceeding the Amount of Insurance stated in Schedule A, sustained or incurred by the insured by reason of:

1. Title to the estate or interest described in Schedule A being vested other than as stated therein;
2. Any defect in or lien or encumbrance on the title;
3. Unmarketability of the title;
4. Lack of a right of access to and from the land.

The Company also will pay the costs, attorneys' fees and expenses incurred in defense of the title, as insured, but only to the extent provided in the Conditions and Stipulations.

EXCLUSIONS FROM COVERAGE

The following matters are expressly excluded from the coverage of this policy and the Company will not pay loss or damage, costs, attorneys' fees or expenses which arise by reason of:

1. (a) Any law, ordinance or governmental regulation (including but not limited to building and zoning laws, ordinances, or regulations) restricting, regulating, prohibiting or relating to (i) the occupancy, use, or enjoyment of the land; (ii) the character, dimensions or location of any improvement now or hereafter erected on the land; (iii) a separation in ownership or a change in the dimensions or area of the land or any parcel of which the land is or was a part; or (iv) environmental protection, or the effect of any violation of these laws, ordinances or governmental regulations, except to the extent that a notice of the enforcement thereof or a notice of a defect, lien or encumbrance resulting from a violation or alleged violation affecting the land has been recorded in the public records at Date of Policy.
 (b) Any governmental police power not excluded by (a) above, except to the extent that a notice of the exercise thereof or a notice of a defect, lien or encumbrance resulting from a violation or alleged violation affecting the land has been recorded in the public records at Date of Policy.
2. Rights of eminent domain unless notice of the exercise thereof has been recorded in the public records at Date of Policy, but not excluding from coverage any taking which has occurred prior to Date of Policy which would be binding on the rights of a purchaser for value without knowledge.
3. Defects, liens, encumbrances, adverse claims or other matters:
 - (a) created, suffered, assumed or agreed to by the insured claimant;
 - (b) not known to the Company, not recorded in the public records at Date of Policy, but known to the insured claimant and not disclosed in writing to the Company by the insured claimant prior to the date the insured claimant became an insured under this policy;
 - (c) resulting in no loss or damage to the insured claimant;
 - (d) attaching or created subsequent to Date of Policy; or
 - (e) resulting in loss or damage which would not have been sustained if the insured claimant had paid value for the estate or interest insured by this policy.
4. Any claim, which arises out of the transaction vesting in the insured the estate or interest insured by this policy, by reason of the operation of federal bankruptcy, state insolvency, or similar creditors' rights laws that is based on:
 - (a) the transaction creating the estate or interest insured by this policy being deemed a fraudulent conveyance or fraudulent transfer; or
 - (b) the transaction creating the estate or interest insured by this policy being deemed a preferential transfer except where the preferential transfer results from the failure:
 - (i) to timely record the instrument of transfer; or
 - (ii) of such recordation to impart notice to a purchaser for value or a judgment or lien creditor.

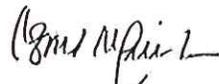
IN WITNESS WHEREOF, the company has caused this policy to be signed with the facsimile signatures of its President and Secretary and seal as required by its By-Laws.


Authorized Signatory
Emily Parry

FL0172 23603
American Government Services Corporation
3812 W Linebaugh Ave
Tampa, FL 33618
Tel:(813) 933-3322
Fax:(813) 931-3362

COMMONWEALTH LAND TITLE INSURANCE COMPANY



By: 
ATTEST 
President
Secretary

American Government Services
3812 W. Linebaugh Avenue
Tampa, Florida 33618
(813) 933-3355

**POLICY FOR TITLE INSURANCE
SCHEDULE A**

Issued with Policy No.: N/A
Policy No.: 81458291
File Number: 23603
Amount of Insurance: \$260,000.00
Effective Date: July 19, 2010 at 11:14 A.M.

1. Name of Insured:

Sumter County, a political subdivision of the State of Florida

2. The estate or interest in the land described herein and which is covered by this policy is a fee simple and is at the effective date hereof vested in the named insured as shown by instrument recorded in Official Records Book 2211, Page 371, of the Public Records of Sumter County, Florida.

3. The land referred to in this policy is described as follows:

See Attached Exhibit "A"

American Government Services Corporation
3812 W. Linebaugh Avenue
Tampa, FL 33618
(813) 933-3355

Countersigned: _____


Authorized Officer of Agent

SCHEDULE B

Policy Number: 81458291

File Number: 23603

This policy does not insure against loss or damage by reason of the following exceptions:

1. Easements or claims of easements not shown by the public records.
2. Encroachments, overlaps, boundary line disputes, and any other matters which would be disclosed by an accurate survey and inspection of the premises.
3. Any claim that any part of said land is owned by the State of Florida by right of sovereignty, and riparian rights, if any.
4. Taxes for the year 2010 and subsequent years, which are not yet due and payable.
5. Easement in favor of Florida Power Corporation dated October 11, 1957 and recorded November 23, 1957 in Deed Book 151, Page 538 of the Public Records of Sumter County, Florida.
6. Memorandum of Water and Sewer Operating Agreement by and among Continental Country Club Community, Inc., a Florida corporation, Redman Homes, Inc., a Delaware corporation, Southeast Bank, N.A., a national banking association and Continental Country Club, Inc., dated September 20, 1983 and recorded October 11, 1983 in Official Records Book 278, Page 448, and amended in Official Records Book 287, Page 641 of the Public Records of Sumter County, Florida.
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8. Easement in favor of City of Wildwood dated March 30, 2006 and recorded April 19, 2006 in Official Records Book 1564, Page 32 of the Public Records of Sumter County, Florida.
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SCHEDULE B

Policy Number: 81458291

File Number: 23603

10. Legal access is neither guaranteed nor ensured.

NOTE: In accordance with Florida Statute section 627.4131, please be advised that the insured hereunder may present inquiries, obtain information about coverage, or receive assistance in resolving complaints, by contacting Commonwealth Land Company Regional Office, 20 North Orange Avenue, Orlando, FL 32801. (407) 481-8181.

EXHIBIT "A"

PARCEL103

COMMENCE AT THE SOUTHEAST CORNER OF THE SOUTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 26, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY FLORIDA; THENCE RUN N. 00° 30' 06" E., ALONG THE EAST LINE OF THE SOUTHWEST ¼ OF THE SOUTHWEST ¼ A DISTANCE OF 1152.51 FEET TO THE POINT OF BEGINNING; THENCE RUN S. 63° 16' 42" W., A DISTANCE OF 265.01 FEET; THENCE RUN N. 00° 30' 06" E., A DISTANCE OF 150.97' TO THE SOUTHERLY RIGHT OF WAY OF COUNTY ROAD 468; THENCE RUN N. 63° 16' 42" E. ALONG SAID RIGHT OF WAY A DISTANCE OF 265.01 FEET; THENCE RUN S. 00° 30' 06" W., A DISTANCE OF 150.97 FEET TO THE POINT OF BEGINNING. CONTAINING 35,578 SQUARE FEET.

3

CONDITIONS AND STIPULATIONS

1. DEFINITION OF TERMS.

The following terms when used in this policy mean:

(a) "insured": the insured named in Schedule A, and, subject to any rights or defenses the Company would have had against the named insured, those who succeed to the interest of the named insured by operation of law as distinguished from purchase including, but not limited to, heirs, distributees, devisees, survivors, personal representatives, next of kin, or corporate or fiduciary successors.

(b) "insured claimant": an insured claiming loss or damage.

(c) "knowledge" or "known": actual knowledge, not constructive knowledge or notice which may be imputed to an insured by reason of the public records as defined in this policy or any other records which impart constructive notice of matters affecting the land.

(d) "land": the land described or referred to in Schedule A, and improvements affixed thereto which by law constitute real property. The term "land" does not include any property beyond the lines of the area described or referred to in Schedule A, nor any right, title, interest, estate or easement in abutting streets, roads, avenues, alleys, lanes, ways or waterways, but nothing herein shall modify or limit the extent to which a right of access to and from the land is insured by this policy.

(e) "mortgage": mortgage, deed of trust, trust deed, or other security instrument.

(f) "public records": records established under state statutes at Date of Policy for the purpose of imparting constructive notice of matters relating to real property to purchasers for value and without knowledge. With respect to Section 1(a)(iv) of the Exclusions From Coverage, "public records" shall also include environmental protection liens filed in the records of the clerk of the United States district court for the district in which the land is located.

(g) "unmarketability of the title": an alleged or apparent matter affecting the title to the land, not excluded or excepted from coverage, which would entitle a purchaser of the estate or interest described in Schedule A to be released from the obligation to purchase by virtue of a contractual condition requiring the delivery of marketable title.

2. CONTINUATION OF INSURANCE AFTER CONVEYANCE OF TITLE.

The coverage of this policy shall continue in force as of Date of Policy in favor of an insured only so long as the insured retains an estate or interest in the land, or holds an indebtedness secured by a purchase money mortgage given by a purchaser from the insured, or only so long as the insured shall have liability by reason of covenants of warranty made by the insured in any transfer or conveyance of the estate or interest. This policy shall not continue in force in favor of any purchaser from the insured of either (i) an estate or interest in the land, or (ii) an indebtedness secured by a purchase money mortgage given to the insured.

3. NOTICE OF CLAIM TO BE GIVEN BY INSURED CLAIMANT.

The insured shall notify the Company promptly in writing (i) in case of any litigation as set forth in Section 4(a) below, (ii) in case knowledge shall come to an insured hereunder of any claim of title or interest which is adverse to the title to the estate or interest, as insured, and which might cause loss or damage for which the Company may be liable by virtue of this policy, or (iii) if title to the estate or interest, as insured, is rejected as unmarketable. If prompt notice shall not be given to the Company, then as to the insured all liability of the Company shall terminate with regard to the matter or matters for which prompt notice is required; provided, however, that failure to notify the Company shall in no case prejudice the rights of any insured under this policy unless the Company shall be prejudiced by the failure and then only to the extent of the prejudice.

4. DEFENSE AND PROSECUTION OF ACTIONS; DUTY OF INSURED CLAIMANT TO COOPERATE.

(a) Upon written request by the insured and subject to the options contained in Section 6 of these Conditions and Stipulations, the Company, at its own cost and without unreasonable delay, shall provide for the defense of an insured in litigation in which any third party asserts a claim adverse to the title or interest as insured, but only as to those stated causes of action alleging a defect, lien or encumbrance or other matter insured against by this policy. The Company shall have the right to select counsel of its choice (subject to the right of the insured to object for reasonable cause) to represent the insured as to those stated causes of action and shall not be liable for and will not pay the fees of any other counsel. The Company will not pay any fees, costs or expenses incurred by the insured in the defense of those causes of action which allege matters not insured against by this policy.

(b) The Company shall have the right, at its own cost, to institute and prosecute any action or proceeding or to do any other act which in its opinion may be necessary or desirable to establish the title to the estate or interest, as insured, or to prevent or reduce loss or damage to the insured. The Company may take any appropriate action under the terms of this policy, whether or not it shall be liable hereunder, and shall not thereby concede liability or waive any provision of this policy. If the Company shall exercise its rights under this paragraph, it shall do so diligently.

(c) Whenever the Company shall have brought an action or interposed a defense as required or permitted by the provisions of this policy, the Company

may pursue any litigation to final determination by a court of competent jurisdiction and expressly reserves the right, in its sole discretion, to appeal from any adverse judgment or order.

(d) In all cases where this policy permits or requires the Company to prosecute or provide for the defense of any action or proceeding, the insured shall secure to the Company the right to so prosecute or provide defense in the action or proceeding, and all appeals therein, and permit the Company to use, at its option, the name of the insured for this purpose. Whenever requested by the Company, the insured, at the Company's expense, shall give the Company all reasonable aid (i) in any action or proceeding, securing evidence, obtaining witnesses, prosecuting or defending the action or proceeding, or effecting settlement, and (ii) in any other lawful act which in the opinion of the Company may be necessary or desirable to establish the title to the estate or interest as insured. If the Company is prejudiced by the failure of the insured to furnish the required cooperation, the Company's obligations to the insured under the policy shall terminate, including any liability or obligation to defend, prosecute, or continue any litigation, with regard to the matter or matters requiring such cooperation.

5. PROOF OF LOSS OR DAMAGE.

In addition to and after the notices required under Section 3 of these Conditions and Stipulations have been provided the Company, a proof of loss or damage signed and sworn to by the insured claimant shall be furnished to the Company within 90 days after the insured claimant shall ascertain the facts giving rise to the loss or damage. The proof of loss or damage shall describe the defect in, or lien or encumbrance on the title, or other matter insured against by this policy which constitutes the basis of loss or damage and shall state, to the extent possible, the basis of calculating the amount of the loss or damage. If the Company is prejudiced by the failure of the insured claimant to provide the required proof of loss or damage, the Company's obligations to the insured under the policy shall terminate, including any liability or obligation to defend, prosecute, or continue any litigation, with regard to the matter or matters requiring such proof of loss or damage.

In addition, the insured claimant may reasonably be required to submit to examination under oath by any authorized representative of the Company and shall produce for examination, inspection and copying, at such reasonable times and places as may be designated by any authorized representative of the Company, all records, books, ledgers, checks, correspondence and memoranda, whether bearing a date before or after Date of Policy, which reasonably pertain to the loss or damage. Further, if requested by any authorized representative of the Company, the insured claimant shall grant its permission, in writing, for any authorized representative of the Company to examine, inspect and copy all records, books, ledgers, checks, correspondence and memoranda in the custody or control of a third party, which reasonably pertain to the loss or damage. All information designated as confidential by the insured claimant provided to the Company pursuant to this Section shall not be disclosed to others unless, in the reasonable judgment of the Company, it is necessary in the administration of the claim. Failure of the insured claimant to submit for examination under oath, produce other reasonably requested information or grant permission to secure reasonably necessary information from third parties as required in this paragraph shall terminate any liability of the Company under this policy as to that claim.

6. OPTIONS TO PAY OR OTHERWISE SETTLE CLAIMS; TERMINATION OF LIABILITY.

In case of a claim under this policy, the Company shall have the following additional options:

(a) To Pay or Tender Payment of the Amount of Insurance.

To pay or tender payment of the amount of insurance under this policy together with any costs, attorneys' fees and expenses incurred by the insured claimant, which were authorized by the Company, up to the time of payment or tender of payment and which the Company is obligated to pay.

Upon the exercise by the Company of this option, all liability and obligations to the insured under this policy, other than to make the payment required, shall terminate, including any liability or obligation to defend, prosecute, or continue any litigation, and the policy shall be surrendered to the Company for cancellation.

(b) To Pay or Otherwise Settle With Parties Other than the Insured or With the Insured Claimant.

(i) to pay or otherwise settle with other parties for or in the name of an insured claimant any claim insured against under this policy, together with any costs, attorneys' fees and expenses incurred by the insured claimant which were authorized by the Company up to the time of payment and which the Company is obligated to pay; or

(ii) to pay or otherwise settle with the insured claimant the loss or damage provided for under this policy, together with any costs, attorneys' fees and expenses incurred by the insured claimant which were authorized by the Company up to the time of payment and which the Company is obligated to pay.

Upon the exercise by the Company of either of the options provided for in paragraphs (b)(i) or (ii), the Company's obligations to the insured under this policy for the claimed loss or damage, other than the payments required to be made, shall terminate, including any liability or obligation to defend, prosecute or continue any litigation.

7. DETERMINATION AND EXTENT OF LIABILITY.

This policy is a contract of indemnity against actual monetary loss or damage sustained or incurred by the insured claimant who has suffered loss or damage by reason of matters insured against by this policy and only to the extent herein described.

(a) The liability of the Company under this policy shall not exceed the least of:

- (i) the Amount of Insurance stated in Schedule A; or,
- (ii) the difference between the value of the insured estate or interest as insured and the value of the insured estate or interest subject to the defect, lien or encumbrance insured against by this policy.

(b) The Company will pay only those costs, attorneys' fees and expenses incurred in accordance with Section 4 of these Conditions and Stipulations.

8. APPORTIONMENT.

If the land described in Schedule A consists of two or more parcels which are not used as a single site, and a loss is established affecting one or more of the parcels but not all, the loss shall be computed and settled on a pro rata basis as if the amount of insurance under this policy was divided pro rata as to the value on Date of Policy of each separate parcel to the whole, exclusive of any improvements made subsequent to Date of Policy, unless a liability or value has otherwise been agreed upon as to each parcel by the Company and the Insured at the time of the issuance of this policy and shown by an express statement or by an endorsement attached to this policy.

9. LIMITATION OF LIABILITY.

(a) If the Company establishes the title, or removes the alleged defect, lien or encumbrance, or cures the lack of a right of access to or from the land, or cures the claim of unmarketability of title, all as insured, in a reasonably diligent manner by any method, including litigation and the completion of any appeals therefrom, it shall have fully performed its obligations with respect to that matter and shall not be liable for any loss or damage caused thereby.

(b) In the event of any litigation, including litigation by the Company or with the Company's consent, the Company shall have no liability for loss or damage until there has been a final determination by a court of competent jurisdiction, and disposition of all appeals therefrom, adverse to the title as insured.

(c) The Company shall not be liable for loss or damage to any insured for liability voluntarily assumed by the insured in settling any claim or suit without the prior written consent of the Company.

10. REDUCTION OF INSURANCE; REDUCTION OR TERMINATION OF LIABILITY.

All payments under this policy, except payments made for costs, attorneys' fees and expenses, shall reduce the amount of the insurance pro tanto.

11. LIABILITY NONCUMULATIVE.

It is expressly understood that the amount of insurance under this policy shall be reduced by any amount the Company may pay under any policy insuring a mortgage to which exception is taken in Schedule B or to which the insured has agreed, assumed, or taken subject, or which is hereafter executed by an insured and which is a charge or lien on the estate or interest described or referred to in Schedule A, and the amount so paid shall be deemed a payment under this policy to the insured owner.

12. PAYMENT OF LOSS.

(a) No payment shall be made without producing this policy for endorsement of the payment unless the policy has been lost or destroyed, in which case proof of loss or destruction shall be furnished to the satisfaction of the Company.

(b) When liability and the extent of loss or damage has been definitely fixed in accordance with these Conditions and Stipulations, the loss or damage shall be payable within 30 days thereafter.

13. SUBROGATION UPON PAYMENT OR SETTLEMENT.

(a) The Company's Right of Subrogation.

Whenever the Company shall have settled and paid a claim under this policy, all right of subrogation shall vest in the Company unaffected by any act of the insured claimant.

The Company shall be subrogated to and be entitled to all rights and remedies which the insured claimant would have had against any person or property in respect to the claim had this policy not been issued. If requested by the Company, the insured claimant shall transfer to the Company all rights and remedies against any person or property necessary in order to perfect this right of subrogation. The insured claimant shall permit the Company to sue, compromise or settle in the name of the insured claimant and to use the name of the insured claimant in any transaction or litigation involving these rights or remedies.

If a payment on account of a claim does not fully cover the loss of the insured claimant, the Company shall be subrogated to these rights and remedies in the proportion which the Company's payment bears to the whole amount of the loss.

If loss should result from any act of the insured claimant, as stated above, that act shall not void this policy, but the Company, in that event, shall be required to pay only that part of any losses insured against by this policy which shall exceed the amount, if any, lost to the Company by reason of the impairment by the insured claimant of the Company's right of subrogation.

(b) The Company's Rights Against Non-insured Obligors.

The Company's right of subrogation against non-insured obligors shall exist and shall include, without limitation, the rights of the insured to indemnities, guaranties, other policies of insurance or bonds, notwithstanding any terms or conditions contained in those instruments which provide for subrogation rights by reason of this policy.

14. ARBITRATION.

Unless prohibited by applicable law, arbitration pursuant to the Title Insurance Arbitration Rules of the American Arbitration Association may be demanded if agreed to by both the Company and the insured. Arbitrable matters may include, but are not limited to, any controversy or claim between the Company and the insured arising out of or relating to this policy, any service of the Company in connection with its issuance or the breach of a policy provision or other obligation. Arbitration pursuant to this policy and under the Rules in effect on the date the demand for arbitration is made or, at the option of the insured, the Rules in effect at Date of Policy shall be binding upon the parties. The award may include attorneys' fees only if the laws of the state in which the land is located permit a court to award attorneys' fees to a prevailing party. Judgment upon the award rendered by the Arbitrator(s) may be entered in any court having jurisdiction thereof.

The law of the situs of the land shall apply to an arbitration under the Title Insurance Arbitration Rules. A copy of the Rules may be obtained from the Company upon request.

15. LIABILITY LIMITED TO THIS POLICY; POLICY ENTIRE CONTRACT.

(a) This policy together with all endorsements, if any, attached hereto by the Company is the entire policy and contract between the insured and the Company. In interpreting any provision of this policy, this policy shall be construed as a whole.

(b) Any claim of loss or damage, whether or not based on negligence, and which arises out of the status of the title to the estate or interest covered hereby or by any action asserting such claim, shall be restricted to this policy.

(c) No amendment of or endorsement to this policy can be made except by a writing endorsed hereon or attached hereto signed by either the President, a Vice President, the Secretary, an Assistant Secretary, or validating officer or authorized signatory of the Company.

16. SEVERABILITY.

In the event any provision of the policy is held invalid or unenforceable under applicable law, the policy shall be deemed not to include that provision and all other provisions shall remain in full force and effect.

17. NOTICES WHERE SENT.

All notices required to be given the Company and any statement in writing required to be furnished the Company shall include the number of this policy and shall be addressed to: P.O. Box 45023, Jacksonville, FL 32232-5023.

Inquires regarding policy coverage and assistance in resolving complaints should be directed to the Company at (407) 481-8181. Claims must be reported in accordance with the Conditions and Stipulations.

Prepared by and return to:
Derrill L. McAteer, Esquire
The Hogan Law Firm LLC
20 S. Broad Street
Brooksville, FL 34601
352-799-8423
File Number: 10-199

[Space Above This Line For Recording Data]

Title Affidavit (Seller)

Before me, the undersigned authority, duly authorized to take acknowledgments and administer oaths, personally appeared **Grace Tabernacle of Worship, Inc. "Affiant"**, who, after being by me first duly sworn, depose(s) and say(s) that:

- 1 **Grace Tabernacle of Worship, Inc. ("Seller")**, is the owner of and is selling the following described property to **Sumter County , a Political Subdivision of the State of Florida ("Buyer")**, to wit:

See Attached Exhibit A

- 1 All recording references set forth herein are to the Public Records of Sumter County, Florida, unless otherwise noted. "Affiant", "Seller" and "Buyer" include singular or plural as context so requires or admits. This affidavit is given for the purpose of clearing any possible question or objection to the title to the above referenced property and, for the purpose of inducing **The Hogan Law Firm LLC and American Government Services Corporation** on the subject property, with the knowledge that said title companies are relying upon the statements set forth herein. Seller hereby holds **The Hogan Law Firm LLC and American Government Services Corporation** harmless and fully indemnifies same (including but not limited to attorney's fees, whether suit be brought or not, and at trial and all appellate levels, and court costs and other litigation expenses) with respect to the matters set forth herein.

Under penalties of perjury, I declare that I have read the foregoing Affidavit and that the facts stated in it are true.

GRACE TABERNACLE OF WORSHIP, INC.
A Florida non-profit corporation

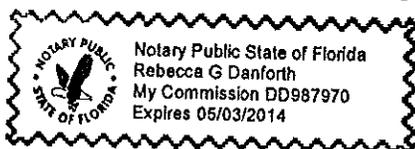

By: **GARY WASHBURN**
It's President

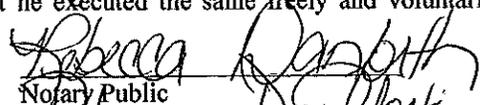
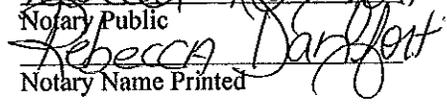

By: **TERRY WILKINSON**
It's Secretary/Treasurer

STATE OF FLORIDA)
COUNTY OF SUMTER)

I HEREBY CERTIFY that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, Gary Washburn, as President of Grace Tabernacle of Worship, Inc., a non profit corporation, who is personally known to me or who produced Pastor Gary as identification and who did/did not take an oath and he acknowledged before me that he executed the same freely and voluntarily for the purposes therein expressed on 1 day of July, 2010.

(SEAL)




Notary Public

Notary Name Printed

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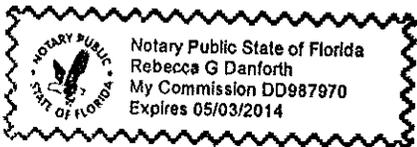
DoubleTime®

STATE OF FLORIDA)
COUNTY OF SUMTER)

I HEREBY CERTIFY that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, Terry Wilkinson, as Secretary/Treasurer of Grace Tabernacle of Worship, Inc., a non profit corporation, who is personally known to me or who produced Pastor Gary + Terry as identification and who did/did not take an oath and he acknowledged before me that he executed the same freely and voluntarily for the purposes therein expressed on 1 day of July, 2010.

(SEAL)

August
Rebecca Danforth
Notary Public
Rebecca Danforth
Notary Name Printed



OWNER'S AFFIDAVIT
(CORPORATE)

Gary Washburn ("Affiant"), being first duly sworn, deposes and says that Affiant on behalf of Seller (as hereinafter defined) makes these representations to SUMTER COUNTY, a political subdivision of the State of Florida ("Purchaser"), and to The Hogan Law Firm, LLC, American Government Services Corporation, and Commonwealth Land Title Insurance Company (collectively, "title insurer"), to induce Purchaser to purchase and title insurer to insure the fee simple title to that certain real property described below, and Affiant further states:

1. That the Affiant is the President of Grace Tabernacle of Worship, Inc., a Florida non-profit corporation ("Seller") and in such capacity has personal knowledge of the matters set forth herein, and he has been authorized by the Seller to make this Affidavit on Seller's behalf.
2. Seller is the sole owner in fee simple and now in possession of the real property together with the improvements located thereon described as follows:

See Exhibit "A" attached hereto and by this reference made a part hereof (hereinafter the "Property").
3. The Property is free and clear of all liens, taxes, encumbrances and claims of every kind, nature and description whatsoever, except for easements, restrictions, or other title matters listed in the schedule of exceptions in the title insurance policy to insure the fee simple title to the Property to be received by Purchaser in this transaction pursuant to the title commitment issued in this transaction.
4. There are no matters pending against the Seller that could give rise to a lien that would attach to the Property or cause a loss of title or impair the title between the last title insurance commitment effective date, and the recording of the fee simple title to be insured, and the Seller has not and will not execute any instrument that would adversely affect the fee simple title to be insured.
5. Seller has undisputed possession of the Property; there is no other person or entity in possession or who has any possessory right in the Property; and Seller knows of no defects in the fee simple title to the Property.
6. No "Notice of Commencement" has been recorded which pertains to the Property since the last title insurance commitment effective date, there are no unrecorded laborer's, mechanic's or materialmen's liens against the Property, and no material has been furnished to the Property for which payment has not been paid in full.
7. Within the past 90 days there have been no improvements, alterations, or repairs to the Property for which the costs thereof remain unpaid, and that within the past 90 days there have been no claims for labor or material furnished for repairing or improving the same, which remain unpaid.
8. There are not due, or to come due, unpaid bills, liens or assessments for mowing, water, sanitary sewers, paving or other public utilities or improvements made by any governmental authority. Should any bill be found which relates to the period of Seller's possession, Seller will pay such bill upon demand. No notice has been received of any public hearing regarding future or pending zoning changes or assessments for improvements by any governmental authority.
9. There are no unrecorded deeds, agreements for deed, judgments, liens, mortgages, easements or rights of way for users, or adverse interests with respect to the Property.
10. If this is improved Property that Seller is the owner of, there are no claims, liens or security interests whatsoever of any kind or description against the furniture, fixtures, equipment and personal property located in the improvements on the Property and sold as part of this transaction. All tangible personal property taxes are paid in full.
11. There are no existing contracts for sale affecting the Property except for the contract between Seller and Purchaser.
12. There is no civil action pending which involves the Property in any way.
13. There are no federal tax claims, liens or penalties assessed against the Seller either individually or in any other capacity.
14. No proceedings in bankruptcy have ever been brought by or against Seller, nor has an assignment for the benefit of creditors been made at anytime, nor is there now in effect any assignment of rents of the Property or any part thereof.
15. The real estate taxes will be paid to the date of closing pursuant to Section 196.295, Florida Statutes.
16. That Seller is not a "non-resident alien" for the purposes of United States income taxation, nor is Seller a "foreign person" (as such term is defined in Section 1445 of the Internal Revenue Code of the United States and its related Income Tax Regulations); that Seller's F.E.I.D. Number is _____; that Seller understands that the certification made in this paragraph may be disclosed to the Internal Revenue Service by the Purchaser; that any false statement contained in this paragraph could be punished by fine, imprisonment, or both; and that the information contained in this paragraph is true and correct and as provided under penalties of perjury.
17. Seller has no knowledge as to any hazardous substances (as defined by any federal, state or local statute, law, ordinance, code, rule, regulation, order or decree) present on the Property. There has been no production, placement, disposal, storage, release or discharge on or from the Property of any hazardous substances, and there are no buried, partially buried, or above-ground tanks, storage vessels, drums or containers located on the Property. Seller has received no warning notices, notices of violation, administrative complaints, judicial complaints or other formal or informal notices from any governmental agency alleging that conditions on the Property are in violation of environmental laws, regulations, ordinances or rules.
18. This Affidavit is executed in duplicate, each of which shall be considered an original, with one original to be delivered to the Purchaser and one original to be delivered to the title insurer.

THIS AFFIDAVIT is made pursuant to Section 627.7842, Florida Statutes, for the purpose of inducing the Purchaser to close and the title insurer to insure the fee simple title to the Property and to disburse the proceeds of the sale. Seller intends for Purchaser and the title insurer to rely on these representations.

Gary Washburn
Gary Washburn, Affiant

STATE OF _____
COUNTY OF _____

SWORN TO and subscribed before me this 5 day of August, 2010, by Gary Washburn, as President of Grace Tabernacle of Worship, a Florida non-profit corporation, on behalf of said corporation. Such person (Notary Public must check applicable box):

- is personally known to me.
- produced their current driver license.
- produced _____ as identification.

(NOTARY PUBLIC SEAL)

Rebecca Danforth
Notary Public
REBECCA Danforth
(Printed, Typed or Stamped Name of Notary Public)
Commission No.: DD987970
My Commission Expires: 5-3-2014



Settlement charges				Borrower POC	Seller POC	Paid from Borrower's Funds at Settlement	Paid from Seller's Funds at Settlement
700. Total Sales/Brokers Com. based on price	\$260,000.00 @	% =					
701.	% to						
702.	% to						
703. Commission paid at settlement							
704.	to						
800. Items payable in connection with loan:				Borrower POC	Seller POC		
801. Loan origination fee	% to						
802. Loan discount	% to						
803. Appraisal fee	to						
804. Credit report	to						
805. Lender's inspection fee	to						
806. Mortgage insurance application fee	to						
807. Assumption Fee	to						
808.	to						
809.	to						
810.	to						
811.	to						
900. Items required by lender to be paid in advance:				Borrower POC	Seller POC		
901. Interest from	to	@	/day				
902. Mortgage insurance premium for	months to						
903. Hazard insurance premium for	years to						
904. Flood insurance premium for	years to						
905.	years to						
1000. Reserves deposited with lender:				Borrower POC	Seller POC		
1001. Hazard insurance	months @		per month				
1002. Mortgage insurance	months @		per month				
1003. City property taxes	months @		per month				
1004. County property taxes	months @		per month				
1005. Annual assessments	months @		per month				
1006. Flood insurance	months @		per month				
1007.	months @		per month				
1008.	months @		per month				
1009. Aggregate accounting adjustment							
1100. Title charges:				Borrower POC	Seller POC		
1101. Settlement or closing fee	to						
1102. Abstract or title search	to						
1103. Title examination	to						
1104. Title insurance binder	to American Government Services Corporation					35.00	
1105. Document preparation	to American Government Services Corporation			75.00			
1106. Notary fees	to						
1107. Attorney's Fees and Costs	to The Property Rights Law Firm, P.A. Trust Account					62,634.00	
(includes above item numbers:)							
1108. Title insurance	to						
(includes above item numbers:)							
1109. Lender's coverage (Premium):							
1110. Owner's coverage (Premium):							
1111. Endorse:							
1112. Title Insurance Fee	to American Government Services Corporation					1,375.00	
1113.	to						
1200. Government recording and transfer charges:							
1201. Recording fees	Deed \$35.50 Mortgage(s)		Releases \$62.50			98.00	
1202. City/county tax/stamps	Deed Mortgage(s)						
1203. State tax/stamps	Deed Mortgage(s)						
1204. Record Amended UCC1 & File W/ State	to Sumter County Clerk of Court					33.50	
1205. Record Affidavit	to Sumter County Clerk of Court					27.00	
1300. Additional settlement charges:				Borrower POC	Seller POC		
1301. Survey	to						
1302. Pest Inspection	to						
1303. All Expert Fees & Costs	to The Property Rights Law Firm, P.A. Trust Account					7,713.75	
1304. Attorney's Fees	to						
1305.	to						
1306.	to						
1307.	to						
1308.	to						
1309. Additional expenses	(See Attached Addendum)						
1400. Total settlement charges:							
(Enter on lines 103, Section J and 502, Section K)						71,916.25	0.00

I have carefully reviewed the HUD-1 Settlement Statement and to the best of my knowledge and belief, it is a true and accurate statement of all receipts and disbursements made on my account or by me in this transaction. I further certify that I have received a copy of the HUD-1 Settlement Statement.

 Borrower
DOUG GILPIN CHAIRMAN Borrower
 Seller
 Seller

The HUD-1 Settlement Statement which I have prepared is a true and accurate account of this transaction. I have caused, or will cause, the funds to be disbursed in accordance with this statement.

The Hogan Law Firm, LLC
 By: _____ Date: 7-19-10
 As Its Authorized Representative

B. Type of Loan

<input type="radio"/> 1. FHA	<input type="radio"/> 2. FmHA	<input type="radio"/> 3. Conv. Unins.	6. File Number 10-199	7. Loan Number ID:	8. Mortg. Ins. Case Num.
<input type="radio"/> 4. V.A.	<input type="radio"/> 5. Conv. Ins.				

C. NOTE: This form is furnished to give you a statement of actual settlement costs. Amounts paid to and by the settlement agent are shown. Items marked "(p.o.c.)" were paid outside the closing; they are shown here for informational purposes and are not included in the totals.

D. NAME OF BORROWER: Sumter County, a political subdivision of the State of Florida
Address of Borrower: 910 North Main Street, Bushnell, Florida 33513

E. NAME OF SELLER: Grace Tabernacle of Worship Inc., a non profit Corporation
Address of Seller: 108 South Fifth Street, Ste. 215, Leesburg, Florida 34748
TIN:

F. NAME OF LENDER:
Address of Lender:

G. PROPERTY LOCATION: Florida

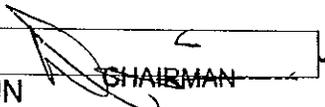
H. SETTLEMENT AGENT: The Hogan Law Firm, LLC
Place of Settlement: 20 S. Broad Street, Brooksville, Florida 34601
TIN: 06-1666154
Phone: 352-799-8423

I. SETTLEMENT DATE: 7/19/10
DISBURSEMENT DATE: 7/19/10

J. Summary of borrower's transaction		K. Summary of seller's transaction	
100. Gross amount due from borrower:		400. Gross amount due to seller:	
101. Contract sales price	260,000.00	401. Contract sales price	260,000.00
102. Personal property		402. Personal property	
103. Settlement charges to borrower (Line 1400)	71,916.25	403.	
104.		404.	
105.		405.	
Adjustments for items paid by seller in advance:		Adjustments for items paid by seller in advance:	
106. City/town taxes		406. City/town taxes	
107. County taxes		407. County taxes	
108. Assessments		408. Assessments	
109.		409.	
110.		410.	
111.		411.	
112.		412.	
120. Gross amount due from borrower:	331,916.25	420. Gross amount due to seller:	260,000.00
200. Amounts paid or in behalf of borrower:		500. Reductions in amount due to seller:	
201. Deposit or earnest money		501. Excess deposit (see instructions)	
202. Principal amount of new loan(s)		502. Settlement charges to seller (line 1400)	
203. Existing loan(s) taken subject to		503. Existing loan(s) taken subject to	
204. Principal amount of second mortgage		504. Payoff of first mortgage loan	
205.		505. Payoff of second mortgage loan	
206.		506. Deposits held by seller	
207. Principal amt of mortgage held by seller		507. Principal amt of mortgage held by seller	
208.		508. Partial Release to Citizens First Bank	208,000.00
209.		509.	
Adjustments for items unpaid by seller:		Adjustments for items unpaid by seller:	
210. City/town taxes		510. City/town taxes	
211. County taxes		511. County taxes	
212. Assessments		512. Assessments	
213.		513.	
214.		514.	
215.		515.	
216.		516.	
217.		517.	
218.		518.	
219.		519.	
220. Total paid by/for borrower:	0.00	520. Total reductions in amount due seller:	208,000.00
300. Cash at settlement from/to borrower:		600. Cash at settlement to/from seller:	
301. Gross amount due from borrower (line 120)	331,916.25	601. Gross amount due to seller (line 420)	260,000.00
302. Less amount paid by/for the borrower (line 220)	0.00	602. Less total reductions in amount due seller (line 520)	(208,000.00)
303. Cash (<input checked="" type="checkbox"/> From <input type="checkbox"/> To) Borrower:	331,916.25	603. Cash (<input checked="" type="checkbox"/> To <input type="checkbox"/> From) Seller:	52,000.00

Substitute Form 1099 Seller Statement: The information contained in blocks E, G, H, and I and on line 401 is important tax information and is being furnished to the IRS. If you are required to file a return, a negligence penalty or other sanction will be imposed on you if this item is required to be reported and the IRS determines that it has not been reported.

Seller Instructions: If this real estate was your principal residence, file Form 2119, Sale or Exchange of Principal Residence, for any gain, with your tax return; for other transactions, complete the applicable parts of Form 4797, Form 6262 and/or Schedule D (Form 1040).

Borrower's Initial(s):

 DOUG GILPIN

Seller's Initial(s):
