

Rec. \$27.00
Doc. \$138,222.00
\$138,277.00

L-3

3870348 OR: 4070 PG: 3952

RECORDED in OFFICIAL RECORDS of COLLIER COUNTY, FL
07/12/2006 at 01:44PM DWIGHT B. BROCK, CLERK

CONS 19750000.00
REC FEE 27.00
DOC-.70 138250.00

(2)

This Instrument Prepared By:
Christine F. Wright, Esq.
Wright & Shaw, P.A.
4427 SE 16th Place, #2
Cape Coral, FL 33904

Retn: EXPRESS/UPS
CHICAGO TITLE INSURANCE CO
5447 NELLIE DAVIS LN
TAMPA FL 33634 5251

Return to:
Tanya D. Marsh
Kite Realty Group
30 S. Meridian, Suite 1100
Indianapolis, IN 46204

200603073
Return to Jenny Joiner
Chicago Title Insurance Co.
5447 Nellie Davis Lane
Tampa, FL 33634

Parcel Identification No.

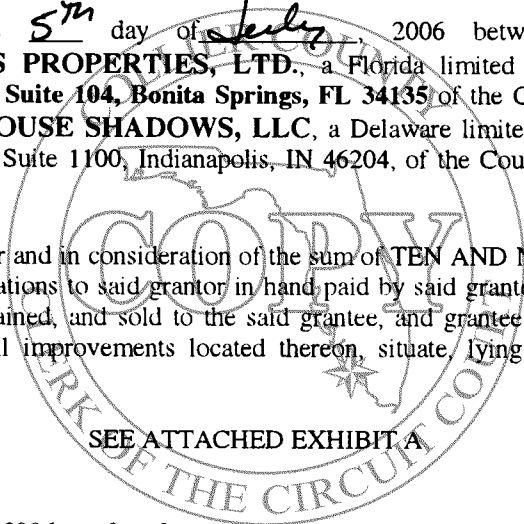
[Space Above This Line For Recording Data]

Warranty Deed

(STATUTORY FORM - SECTION 689.02, F.S.)

This Indenture made this 5th day of July, 2006 between RIVERCHASE AND COURTHOUSE SHADOWS PROPERTIES, LTD., a Florida limited partnership, whose post office address is 8881 Terrene, Court, Suite 104, Bonita Springs, FL 34135 of the County of Lee, State of Florida, grantor*, and KRG COURTHOUSE SHADOWS, LLC, a Delaware limited liability company, whose post office address is 30 S. Meridian, Suite 1100, Indianapolis, IN 46204, of the County of Marion, State of Indiana, grantee*.

Witnesseth that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, and all improvements located thereon, situate, lying and being in Collier County, Florida, to-wit:



SEE ATTACHED EXHIBIT A

Subject to taxes for 2006 and subsequent years; covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

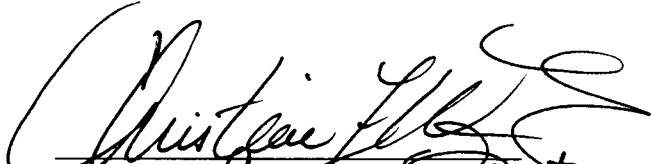
Grantor warrants that at the time of this conveyance, the subject property is not the Grantor's homestead within the meaning set forth in the constitution of the state of Florida, nor is it contiguous to or a part of homestead property.

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

* "Grantor" and "Grantee" are used for singular or plural, as context requires.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

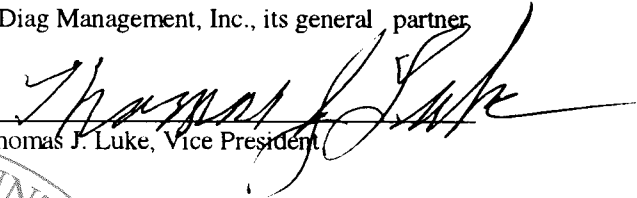
Signed, sealed and delivered in our presence:


Witness Name: Christine F. Wright

Pamela Smith
Witness Name: Pamela Smith

RIVERCHASE AND COURTHOUSE SHADOWS PROPERTIES, LTD., a Florida limited partnership

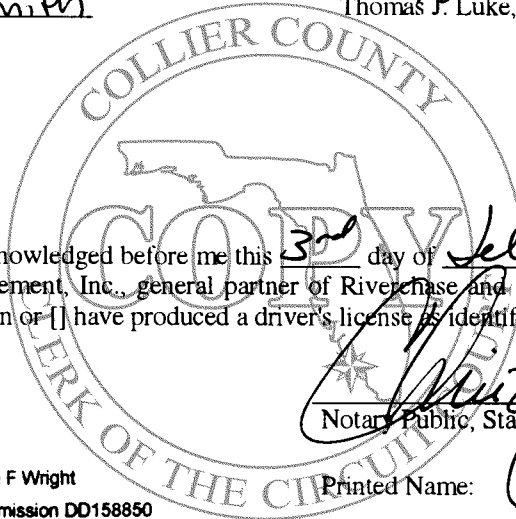
By: Diag Management, Inc., its general partner

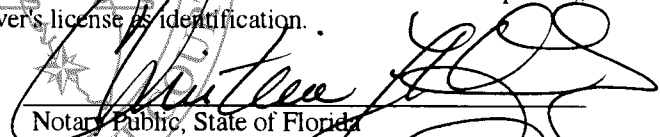
BY: 
Thomas J. Luke, Vice President

State of Florida
County of Lee

The foregoing instrument was acknowledged before me this 3rd day of July, 2006 by Thomas J. Luke, as Vice President of Diag Management, Inc., general partner of Riverchase and Courthouse Shadows Properties, Ltd. who [] are personally known or [] have produced a driver's license as identification.

[Notary Seal]




Notary Public, State of Florida
Printed Name: Christine F. Wright



Christine F Wright
My Commission DD158850
Expires November 02, 2006

My Commission Expires: 11/2/2006

Exhibit "A"

Parcel 1:

Tract A, COURTHOUSE SHADOWS, according to the plat thereof as recorded in Plat Book 29, Page 40, of the Public Records Collier County, Florida.

AND

Tract B, COURTHOUSE SHADOWS, according to the plat thereof as recorded in Plat Book 29, Page 40, of the Public Records Collier County, Florida.

AND

Tract E, COURTHOUSE SHADOWS, according to the plat thereof as recorded in Plat Book 29, Page 40, of the Public Records Collier County, Florida.

Parcel 2:

Non-exclusive easement for the benefit of Parcel 1 as created by the Cross-Parking and Easement Agreement between Collier Development Corporation and Amoco Oil Company dated December 3, 1987, recorded December 14, 1987, in Official Records Book 1315, Page 329 and Corrective Cross-Parking and Easement Agreement recorded in Official Records Book 2251, Page 1173, both of the Public Records of Collier County, Florida, for the purposes set forth therein, over, under and across the lands set forth therein.

Parcel 3:

Non-exclusive easements for the benefit of Parcel 1 as created by the Declaration of Easements for Access and Parking between Collier Development Corporation and Collier Enterprises recorded in Official Records Book 1481, Page 1371, of the Public Records of Collier County, Florida, for the purposes set forth therein, over, under and across the lands set forth therein.

Parcel 4:

Non-exclusive easements for the benefit of Parcel 1 as created by the Restrictions and Easements Agreement recorded in Official Records Book 1958, Page 2268, First Amendment recorded in Official Records Book 2308, Page 1929 and Dedication of Access Easements in Official Records Book 2371, Page 2831, all of the Public Records of Collier County, Florida, for the purposes set forth therein, over, under and across the lands set forth therein.

Parcel 5:

Non-exclusive easements for the benefit of Parcel 1 as created by the Declaration of Restrictions and Easements, recorded in Official Records Book 2371 Page 2837 and Assignment of Declarant's Rights recorded in Official Records Book 2580, Page 3445, both of the Public Records of Collier County, Florida, for the purposes set forth therein, over, under and across the lands set forth therein.

Parcel 6:

Non-exclusive easements for the benefit of Parcel 1 as created by the Mutual Declaration of Covenants and Easements recorded March 28, 2006, in Official Records Book 4006, Page 1921, of the Public Records of Collier County, Florida, for the purposes set forth therein, over, under and across the lands set forth therein.

This instrument prepared
under the direction of:
Kristen Carlson
District Chief Counsel
Department of Transportation
Post Office Box 1249
Bartow, Florida 33831-1249

F.P. No. : 1953651
Parcel : 139 (Part)
Sec/Job : 03010-2554
State Road : 90 (US 41)
County : Collier
Excess Parcel : 5884



QUITCLAIM DEED

THIS INDENTURE, Made this 5th day of April, 2016
by and between the STATE OF FLORIDA by and through the STATE OF
FLORIDA DEPARTMENT OF TRANSPORTATION, Grantor, whose
address is P.O. Box 1249, Bartow, Florida 33831-1249, to KRG
COURTHOUSE SHADOWS II, LLC, a Delaware Limited Liability
Company, Grantee, whose address is 30 South Meridian Street,
Suite 1100, Indianapolis, IN 46204.

WITNESSETH

WHEREAS, said land hereinafter described was heretofore acquired for state highway purposes; and

WHEREAS, said land is no longer required for such purposes, and the Grantor, by action of the District
Secretary, District One, Florida Department of Transportation on 4/5/16, pursuant to the provisions of Section
337.25 Florida Statutes, has agreed to quitclaim the land hereinafter described to the Grantee.

GRANTOR, expressly releases and terminates any right of reverter in favor of Grantor and any rights to any
interest in phosphate, minerals, metals or petroleum that may be on, in or under said land pursuant to Florida Statute
270.11(2) or otherwise.

NOW, THEREFORE, THIS INDENTURE WITNESSETH, That the Grantor, for and in consideration of the sum
of \$1.00 and other valuable considerations, receipt and sufficiency being hereby acknowledged, does hereby remise,
release and quitclaim unto the Grantee, and assigns, forever, all the right, title and interest the Grantor has to and in all
that certain land situate in Collier County, Florida, viz:

(See Exhibit "A" attached hereto and made a part hereof)

TO HAVE AND TO HOLD, the said premises and the appurtenances thereof unto the Grantee.

IN WITNESS WHEREOF, the Grantor has caused these presents to be signed in the name of the State of
Florida and the State of Florida Department of Transportation by its District Secretary, District One and its seal to be
hereunto affixed, attested by its Executive Secretary, on the date first above written.

ATTEST: Cheryl Willetts
(type/print name) Cheryl Willetts
Executive Secretary

STATE OF FLORIDA
DEPARTMENT OF TRANSPORTATION
By: Billy J. Hattaway
Billy Hattaway, P.E.
District One Secretary

ATTEST: Geraldine McCants
(type/print name) Geraldine McCants

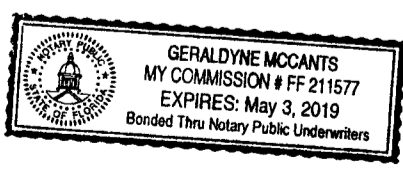
(Affix Department Seal)

STATE OF FLORIDA
COUNTY OF Polk

The foregoing instrument was acknowledged before me this 5th day of April, 2016, by Billy L. Hattaway
District Secretary for District One, who is personally known to me or who has produced _____
as identification.

Geraldine McCants
(type/print name)
Notary Public in and for the County and State last aforesaid.
My Commission Expires:
(Affix Notary Seal)

Legal Review:
[Signature]
Attorney for Florida Department
of Transportation



NCS-775618

3/20/16

Exhibit "A"
Page 1 of 2

F.P. NO. 1953651

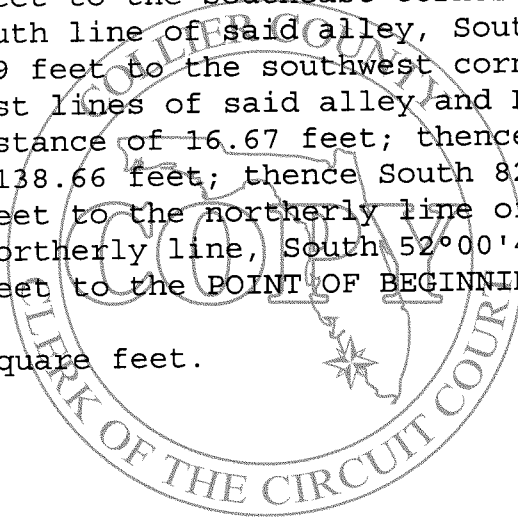
SECTION 03010-2554

PARCEL 139 (Part)

Those portions of Lots 1, 2 and 3, and all of a vacated alley in Block A of Eastgate Subdivision, as per plat thereof recorded in Plat Book 1, page 56, Public Records of Collier County, Florida; all being in Section 11, Township 50 South, Range 25 East, Collier County, Florida, and being described as follows:

BEGIN at the northeast corner of said Lot 3; thence along the east lines of said Lot 3 and alley, South 00°16'55" East a distance of 97.61 feet to the southeast corner of said alley; thence along the south line of said alley, South 89°04'07" West a distance of 138.69 feet to the southwest corner of said alley; thence along the west lines of said alley and Lot 1, North 00°14'13" West a distance of 16.67 feet; thence North 37°59'11" East a distance of 138.66 feet; thence South 82°58'39" East a distance of 23.32 feet to the northerly line of said Lot 3; thence along said northerly line, South 52°00'49" East a distance of 37.77 feet to the POINT OF BEGINNING.

Containing 12,155 square feet.

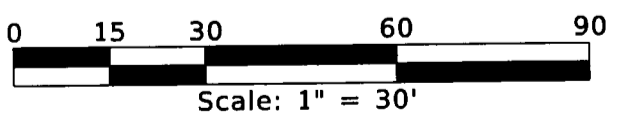
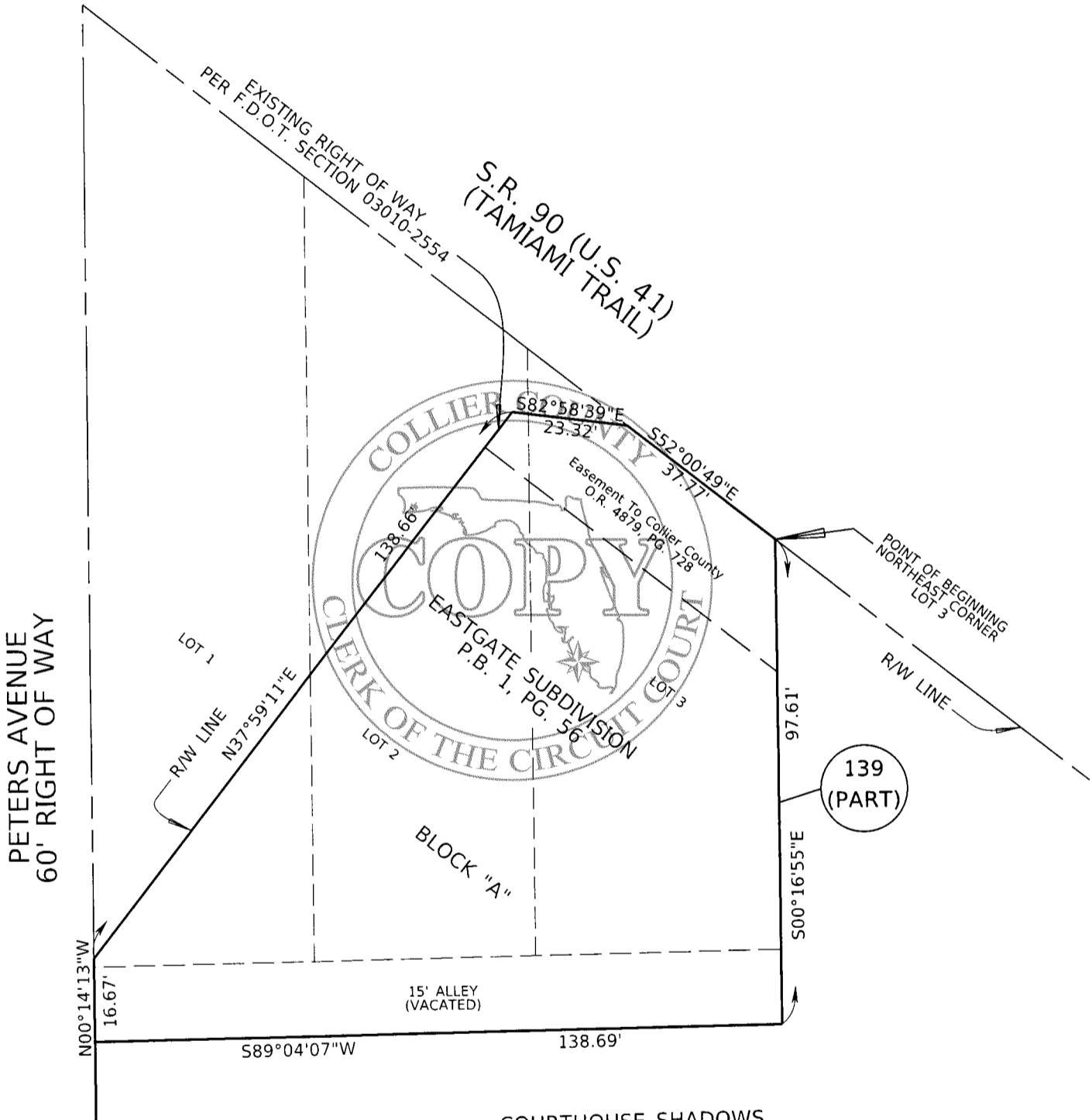


Legal Description Approved by:

Michael D. McLean
Michael D. McLean PSM # 6658
Date: 9-8-2015
NOT VALID UNLESS EMBOSSED

SECTION 11, TOWNSHIP 50 SOUTH, RANGE 25 EAST

EXHIBIT "A"
PAGE 2 OF 2



				FLORIDA DEPARTMENT OF TRANSPORTATION			
				PARCEL SKETCH - NOT A SURVEY			
		STATE ROAD NO. 45				COLLIER COUNTY	
		BY	DATE	PREPARED BY:	DATA SOURCE:		
		DRAWN	TJF	8/31/15	F.D.O.T. FILES		
		CHECKED	MDM	09/08/2015	F.P. NO. 1953651	03010-2554	PAGE 2 OF 2 EXHIBIT "A" PARCEL 139(PART)
REVISION	BY	DATE	CHECKED	MDM	09/08/2015	F.P. NO. 1953651	03010-2554