

This instrument prepared by, and after recording return to:

Name: Gary A. Saul, Esq.  
Address: Greenberg, Traurig, P.A.  
1221 Brickell Avenue  
Miami, Florida 33131-3261

Grantee's Tax ID No. \_\_\_\_\_  
\_\_\_\_\_

01R551496 2001 OCT 09 15:29

DOCSTPDEE 2,297.40 SURTX 0.00  
HARVEY RUVIN, CLERK DADE COUNTY, FL

(Space reserved for Clerk of Court)

**SPECIAL WARRANTY DEED**

**THIS SPECIAL WARRANTY DEED** is made and entered into as of the 1 day of October, 2001 by **THE YACHT CLUB AT BRICKELL BAY ASSOCIATES, LTD., a Florida limited partnership**, Grantor, whose office address is at 2828 Coral Way, Penthouse, Miami, Florida 33145, to **MIGUEL YUNES AND LETICIA I. MARQUEZ, HUSBAND AND WIFE**, whose mailing address is 1155 Brickell Bay Drive, Unit 3111, Miami, Florida 33131. Wherever used herein, the terms "Grantor" and "Grantee" shall include all of the parties to this instrument and their heirs, legal representatives and assigns.

**WITNESETH:**

**GRANTOR**, for and in consideration of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, has granted, bargained and sold, and by these presents does hereby grant, bargain and sell to Grantee, the following described land situate and being in Miami-Dade County, Florida (the "Property"):

Condominium Unit No. 3111 of **THE MARK ON BRICKELL, A CONDOMINIUM**, according to the Declaration thereof, recorded June 22, 2001 under Clerk's File No. 01R-326288 in Official Records Book 19735, Page 4359, of the Public Records of Miami-Dade County, Florida, as amended and/or supplemented from time to time.

A portion of Property Appraiser's Parcel Identification No. 01-4138-093-0020

**TOGETHER WITH** all the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

**THIS CONVEYANCE** is subject to: taxes and assessments for calender year 2002 and all subsequent years; zoning ordinances, restrictions, prohibitions and other requirements imposed by governmental authority; conditions, restrictions, reservations, limitations and easements of record, if any, but this reference shall not operate to reimpose same; restrictions, conditions, covenants, liens, terms and limitations set forth in the Declaration of Condominium referenced above and all exhibits thereto, all as amended or supplemented from time to time.

**GRANTOR** hereby warrants the title to the Property and will defend the same against the lawful claims of all persons claiming by, through or under Grantor. Grantee, by acceptance and recordation of this Deed, expressly and specifically approves, accepts, covenants and agrees to be bound by and to assume performance of all of the applicable provisions and requirements set forth in the Declaration of Condominium described above and all amendments and/or supplements thereto.

**IN WITNESS WHEREOF**, Grantor has hereunto set its hand and seal as of the day and

10/20/01

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IN WITNESS WHEREOF, Grantor has hereunto set its hand and seal as of the day and year first above written.

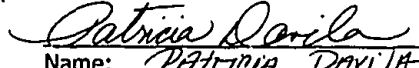
Witnessed by:


**THE YACHT CLUB AT BRICKELL BAY ASSOCIATES, LTD., a Florida limited partnership**

By: TRG BRICKELL BAY, LTD., a Florida limited partnership, General Partner

By: TRG BRICKELL BAY, INC., a Florida corporation, General Partner

  
 Name: CONNIE FOLGADO

  
 Name: PATRICIA DAVILA

By:   
 Sonia Figueroa,  
 Vice President

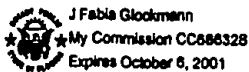
STATE OF FLORIDA            )  
   ) ss:  
 COUNTY OF MIAMI-DADE    )

The foregoing instrument was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2001 by Sonia Figueroa, as Vice-President of TRG Brickell Bay, Inc., a Florida corporation, General Partner of TRG Brickell Bay, Ltd., a Florida limited partnership, General Partner of The Yacht Club at Brickell Bay Associates, Ltd., a Florida limited partnership, on behalf of said company and partnerships. She is personally known to me or produced \_\_\_\_\_ as identification.

  
 Name: J. Fabia Glockmann

Notary Public, State of Florida  
 Commission No. CC062378

My commission expires: 10-6-01



RECORDED IN OFFICIAL RECORDS OF  
 OF DADE COUNTY, FLORIDA  
 RECORD VERIFIED  
 HARVEY RUVIN  
 CLERK CIRCUIT COURT