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REPLY TO ALTAMONTE SPRINGS

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03 OCT 31 AM 8:49
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October 29, 2003

Ms. Blanca Bayo
Commission Clerk and Administrative Services Director
Florida Public Service Commission
2540 Shumard Oak Boulevard
Tallahassee, FL 32399

Re: Docket No. 030236-WS; Utilities, Inc. of Pennbrooke's Application for Authority to Transfer Facilities and Certificate Nos. 466-W and 400-S
Our File No.: 30057.56

Dear Ms. Bayo:

Enclosed please find for filing in the above-referenced docket Utilities, Inc. of Pennbrooke's Notice of Filing Warranty Deed.

Should you have any questions regarding this filing, please do not hesitate to give me call.

Very truly yours,



MARTIN S. FRIEDMAN
For the Firm

AUS _____
CAF _____
CMP _____
COM _____
CTR _____
ECR _____
SCL _____
JPC _____
JMS _____
JEC _____
JTH _____

MSF:dmp
Enclosure

cc: Ms. Cheryl Johnson (w/enclosure)
Mr. Steve Lubertozzi (w/o enclosure)

ASO\Utilities\56 Pennbrooke\PSC Clerk 09.ltr

03 OCT 31 AM 8:22

DISTRIBUTION CENTER DOCUMENT NUMBER DATE

10800 OCT 31 8

5399-004-455 ON FILE

ORIGINAL

BEFORE THE FLORIDA PUBLIC SERVICE COMMISSION

In re: Application for Authority to
Transfer the Facilities of PENNBROOKE
UTILITIES, INC. and Certificate Nos. 466-W
and 400-S in Lake County, Florida to
UTILITIES, INC. OF PENNBROOKE

DOCKET NO. 030236-WS

NOTICE OF FILING

Applicant, UTILITIES, INC. OF PENNBROOKE, hereby notices filing in the above-referenced docket the recorded Warranty Deed from Pennbrooke Utilities, Inc., to Utilities, Inc. of Pennbrooke.

Respectfully submitted on this
29th day of October, 2003, by:

ROSE, SUNDSTROM & BENTLEY, LLP
600 S. North Lake Boulevard
Suite 160
Altamonte Springs, Florida 32701
(407) 830-6331
(407) 830-8522 Fax

By: 

MARTIN S. FRIEDMAN

Utilities\(.56) Pennbrooke\NOF Warranty Deed

DOCUMENT NUMBER DATE

10800 OCT 31 8

CFN 2003131189
Bk 02427 Pgs 0434 - 436; (3pgs)
DATE: 10/09/2003 02:13:41 PM
JAMES C. WATKINS, CLERK OF COURT
LAKE COUNTY
RECORDING FEES 13.00
TRUST FUND 2.00
DEED DOC 3,500.00

③ This Instrument was Prepared by
and is to be Returned to:

Aileen S. Davis
Akerman Senterfitt
② P.O. Box 3273
Tampa, Florida 33601-3273
(813) 223-7333

3,500.00
15.00
3,515.00

WARRANTY DEED

This WARRANTY DEED is made and delivered effective as of September 26, 2003 by and between PENNBROOKE UTILITIES, INC., a Florida Corporation, as Grantor, whose address is 146 Horizon Court, Lakeland, Florida 33813 and UTILITIES, INC. OF PENNBROOKE, a Florida corporation, as Grantee, whose address is 2335 Sanders Road, Northbrook, Illinois, 60062. (All references to the parties herein shall include their successors and assigns.)

WITNESSETH:

That Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) to it in hand paid by Grantee, the receipt of which is hereby acknowledged, has granted, bargained, and sold to Grantee the real property (the "Property") situated in Lake County, Florida, legally described on Schedule "A" attached hereto and by this reference incorporated herein.

Parcel Identification Nos.

19-19-24-00020000 5900
19-19-24-0020000500
19-19-24-00200004700

TOGETHER WITH all of Grantor's right, title and interest in and to: (a) all air, surface, mineral and subsurface interests and rights benefiting or otherwise relating to the Property; (b) all easements appurtenant to or otherwise benefiting the Property; and (c) any land lying in the back of any street, alley, road or avenue, whether in existence, abandoned, vacated or proposed, to the centerline thereof; with every privilege,

right, title, interest, estate, reversion and remainder thereto belonging or in anyway thereunto appertaining.

TO HAVE AND TO HOLD the Property, with all improvements thereon, unto Grantee in fee simple forever.

AND Grantor does hereby covenant with Grantee that the Property is free from all liens and encumbrances except: (a) taxes and assessments for the year 2003 and subsequent years; (b) Easement granted to Florida Power Corporation by instrument recorded in Official Records Book 356 at Pages 382 and 383, public records of Lake County, Florida; and (c) zoning and governmental ordinances, rules, regulations, and laws.

AND Grantor does hereby fully warrant the title to the Property, and will defend the same against the lawful claims of all persons whomsoever.

Signed, Sealed and Delivered in the Presence of:

Caprice Estelle
(Witness 1 - Signature)

Caprice Estelle
(Witness 1 - Printed Name)

[Signature]
(Witness 2 - Signature)

MP HACKETT
(Witness 2 - Printed Name)

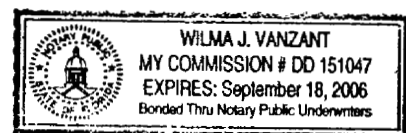
PENNBROOKE UTILITIES, INC.,
A Florida Corporation

By: [Signature]
Robert J. Salzman,
As its President

STATE OF FLORIDA)
COUNTY OF Polk)

The foregoing instrument was acknowledged before me on September 24, 2003 by Robert J. Salzman, as the President of **PENNBROOKE UTILITIES, INC.**, a Florida corporation, on behalf of the corporation, who is personally known to me or ___ who has provided a driver's license as identification (check one).

Wilma J. Vanzant
(Signature)
WILMA J. VANZANT
(Type or Print Name)
Notary Public
My Commission Expires:
My Commission Number is:



SCHEDULE "A"

Legal Description

Parcel I: PENNBROOKE UTILITIES: EFFLUENT PONDS

A Parcel of land lying in Section 19, Township 19 South, Range 24 East, more particularly described as follows:

Commencing at the Southwest corner of Tract "B" as shown on the plat of "PENNBROOKE, PHASE M", recorded in the public records of Lake County, Florida, in Plat Book 43 on page 27, thence, N 00° 25' 16" E, a distance of 446.76 feet to the Point of Beginning. From the Point of Beginning thus described, thence, N 89° 40' 58" W, a distance of 315.12 feet; thence, N 00° 25' 16" E, a distance of 525.57 feet; thence N 61° 57' 44" E, a distance of 287.54 feet; thence, N 38° 42' 16" E, a distance of 119.73 feet; thence N 00° 45' 03" W, a distance of 122.49 feet; thence, N 88° 26' 01" E, a distance of 77.37 feet; to the Northwest corner of the aforementioned Tract "B"; thence S 11° 53' 12" E, along the Westerly boundary of said Tract "B", a distance of 229.18 feet; thence, S 00° 48' 06" E, a distance of 243.58 feet; thence, S 34° 30' 11" W, a distance of 251.13 feet; thence, S 00° 25' 16" W, a distance of 205.72 feet to the Point of Beginning.

All being in Lake County, Florida.

Parcel II: PENNBROOKE UTILITIES: SEWER TREATMENT PLANT

A Parcel of land lying in Section 19, Township 19 South, Range 24 East, more particularly described as follows:

Commencing at the Southwest corner of Tract "B" as shown on a plat of "PENNBROOKE, PHASE M" recorded in the public records of Lake County, Florida, in Plat Book 43 on page 27, thence, N 89° 40' 58" W, a distance of 146.53 feet to the Point of Beginning. From the Point of Beginning thus described continue, N 89° 40' 58" W, a distance of 261.95 feet; thence, N 00° 25' 16" E, a distance of 253.06 feet; thence, S 89° 40' 58" E, a distance of 261.95 feet; thence, S 00° 25' 16" W, a distance of 253.06 feet to the Point of Beginning.

Parcel III:

The South 150 feet of the West 210 feet of the West 505 feet of the North $\frac{3}{4}$ of the West $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ of Section 19, Township 19 South, Range 24 East, in Lake County, Florida; LESS the Westerly 50.00 feet thereof for right-of-way of County Road No. 2-4800.

Parcel IV:

The South 325.00 feet of the West 210.00 feet of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 19, Township 19 South, Range 24 East, Lake County, Florida; LESS the Westerly 50.00 feet thereof for right-of-way of County Road No. 2-4800.

All being in Lake County, Florida.