

ORIGINAL
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September 3, 1996

Florida Public Service Commission
Division of Water and Wastewater
ATTN: Ms. Bayo, Clerk
2540 Shumard Oak Blvd.
Tallahassee, FL 32399-0850

~~160235-WS~~
960283-WS

Re: Application for approval of the transfer of assets and certificate Nos. 404-W and 341-S from Econ Utilities Corporation to Wedgefield Utilities, Inc. in Orange County, Florida.

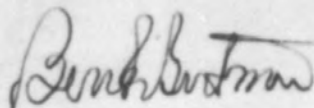
Dear Ms. Bayo:

On August 16 a copy of the warranty deed was filed with the Clerk's office showing the conveyance of two parcels of real estate from Econ Utilities Corporation to Wedgefield Utilities, Inc.

Enclosed herewith is a copy of that deed was recorded in OR Book 5017 beginning at page 119 of the public records of Orange County Florida.

Thank you for your assistance.

Sincerely yours,



Ben E. Girtman

ACK BEG/jc
AFA Encl.
APP _____ cc w/encl.: Ms. Alice Crosby, PSC Legal
CAF _____ Mr. John Forrer
CMU _____ Mr. Carl Wenz
CTR _____
EAG _____
LEG
LIN _____
OPC _____
RCH _____

RECEIVED & FILED



OFFICE OF RECORDS

DOCUMENT NUMBER - DATE

09452 SEP-5 96

FPSC-RECORDS/REPORTING

SEC
WAS Walker
OTH _____

THIS INSTRUMENT PREPARED BY:

Brian A. Hart
Thomson Muraro Razook & Hart, P.A.
One Southeast Third Avenue
17th Floor
Miami, Florida 33131

Orange Co FL 5522976
02/22/96 01:22:21pm
OR Bk 5017 Pg 119
Rec 15.00 DSC 1,400.00

Property Tax Identification Nos. 01-23-32-7597-25191
11-23-32-0000-00004

SPECIAL WARRANTY DEED

THIS INDENTURE, made as of this 8th day of February, 1996 by Econ Utilities Corporation, a Florida corporation ("Grantor"), whose address is 664 South Military Trail, Deerfield Beach, Florida 33442; in favor of Wedgefield Utilities, Inc., a Florida corporation ("Grantee"), whose post office address is 2335 Sanders Road, Northbrook, Illinois 60062.

Grantor, for and in consideration of Ten Dollars and other good and valuable consideration paid to Grantor by Grantee, the receipt and sufficiency of which are hereby acknowledged, has granted, bargained and sold to Grantee all of its right, title and interest in and to the real property situated in Orange County, Florida more particularly described on Exhibit "A" attached hereto (the "Property").

SUBJECT TO:

1. Taxes for the year 1996 and all taxes and assessments assessed subsequent to the date hereof;
2. Zoning, restrictions, prohibitions and other requirements imposed by governmental authority;
3. Restrictions and matters appearing on the Plat or otherwise common to the Subdivision; and
4. Restrictions, reservations, conditions, limitations, rights-of-way and easements of record, if any, but this provision shall not act to reimpose the same.

Grantor covenants it has good right and lawful authority to sell and convey the Property, and hereby fully warrants the title to the Property and will defend the same against the lawful claims of all persons claiming by, through or under Grantor.

The benefits and obligations hereunder shall inure to and be binding upon the successors and assigns of the respective parties hereto.

IN WITNESS WHEREOF, Grantor has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its duly authorized officers, as of the day and year first above written.

Witnesses:

Econ Utilities Corporation

B.A. Hart
Name: BRIAN A. HART

By: [Signature]
John O. Forrer - Vice-President

[Signature]
Name: ANA COSCULLUELA

[Corporate Seal]

STATE OF FLORIDA)
) SS
COUNTY OF DADE)

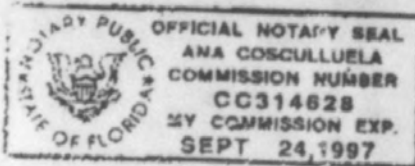
OR BK 5017 Pg 120
Orange Co FL 5522976

The foregoing instrument was acknowledged before me this 3rd day of February, 1996 by John O. Forrer, as Vice-President of Econ Utilities Corporation, a Florida corporation, on behalf of the corporation. He X (a) is personally known to me, or (b) has produced _____ as identification.

My commission expires:

[Signature]
Notary Public - State of Florida
Name: ANA COSCULLUELA

[Seal]



C 1096-00-361

EXHIBIT "A"

OR Bk 5017 Pg 121
Orange Co FL 5522976PARCEL 1:

A portion of Tract A, CAPE ORLANDO ESTATES UNIT I as recorded in Plat Book Z, pages 29 thru 31 of the Public Records of Orange County, Florida, lying in Section 1, Township 23 South, Range 32 East, being more particularly described as follows:

Commence at the intersection of the Northerly right-of-way line of Mansfield Street (a 60.00' right-of-way) with the Westerly right-of-way of Ardon Avenue (a 60.00' right-of-way) thence run South 89° 55' 44" West along said Northerly right-of-way for a distance of 125.00 feet to the Point of Beginning, said point being on a curve concave to the Southeast, having a radius of 340.11 feet and a central angle of 32° 27' 17", thence run Southwesterly along the arc of said curve for a distance of 192.65 feet to a point of reverse curvature of a curve concave to the North, having a radius of 25.00 feet and a central angle of 82° 11' 42" thence run along the arc of said curve for a distance of 35.86 feet to a point of reverse curvature of a curve concave to the Southwest having a radius of 380.00 feet and a central angle of 09° 35' 44", run Northwesterly along the arc of said curve for a distance of 63.04 feet; thence leaving said Northerly right-of-way of Mansfield Street run North 00° 04' 16" West for a distance of 193.28 feet; thence run North 89° 55' 44" East for a distance of 260.00 feet; thence run South 00° 04' 16" East along the East line of said Tract A for a distance of 190.00 feet to the Point of Beginning.

PARCEL 2:

A portion of the Southeast 1/4 of Section 11, Township 23 South, Range 32 East, lying in Orange County, Florida, being more particularly described as follows:

* Commence at the East 1/4 corner of said Section 11, thence run North 89° 57' 02" West along the North line of the Southeast 1/4 of said Section 11 for a distance of 178.00 feet to the Point of Beginning, said point being on the West line of Cape Orlando Estates Unit 1A as recorded in Plat Book Z, pages 71-73:

Thence run North 00° 24' 40" East along the West line of Cape Orlando Estates Unit 1A for a distance of 16.13 feet to a point on the North boundary line of the City of Orlando 220' Power Easement as recorded in Minute Book 11, page 73, of the Public Records of Orange County, Florida said point also being on the South boundary line of the Nettleton Canal; thence run along said North line of the Power Easement South 89° 59' 18" West for a distance of 2663.51 feet to a point on the Northeast line of Cape Orlando Estates Unit 12A as recorded in Plat Book 4, pages 66-70; thence run South 52° 32' 16" East along said line, also being the Southwesterly line of the 160.00 foot Florida Power and Light Company Easement as recorded in Minute Book 7, page 581 of the Public Records of Orange County, Florida, for a distance of 3491.67 to a point on the Westerly right-of-way of Bancroft Boulevard; thence run North 00° 24' 40" East along the Westerly right-of-way of Bancroft Boulevard for a distance of 200.48 feet; thence run North 52° 32' 16" West along the West line of the aforementioned Cape Orlando Estates Unit 1A for a distance of 156.62 feet; thence run along said West line North 00° 24' 40" East for a distance of 1822.68 feet to the Point of Beginning.

Less and Except the following:

Begin at the South corner of Tract A, Block 92, CAPE ORLANDO ESTATES, UNIT 1A, as recorded in Plat Book Z, pages 71 through 73, inclusive, of the Public Records of Orange County, Florida and run North 00° 24' 40" East along the West line of Block 92 and Block 93 of said CAPE ORLANDO ESTATES, UNIT 1A, for a distance of 281.53 feet; thence run North 83° 08' 15" West for a distance of 441.40 feet; thence run South 52° 32' 16" East along the Northerly right-of-way line of the aforementioned 160 foot Florida Power and Light Company Easement for a distance of 549.56 feet to the Point of Beginning.

* "the East 1/4 corner of said Section 11" also may be referred to as "the Northeast corner of the Southeast 1/4 of said Section 11"