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(LICENSED IN TEXAS ONLY)

March 15, 2004
VIA HAND DELIVERY

RECEIVED-EPSC
MAR 15 PM 3:08
COMMISSION
CLERK

Ms. Patti Daniel
Chief Bureau of Certification
Division of Regulatory Oversight
Florida Public Service Commission
2540 Shumard Oak Boulevard
Tallahassee, FL 32399-0850

Re: Transfer of Majority Organizational Control; PSC Docket No. 030948-WS
Our File No. 37098.01

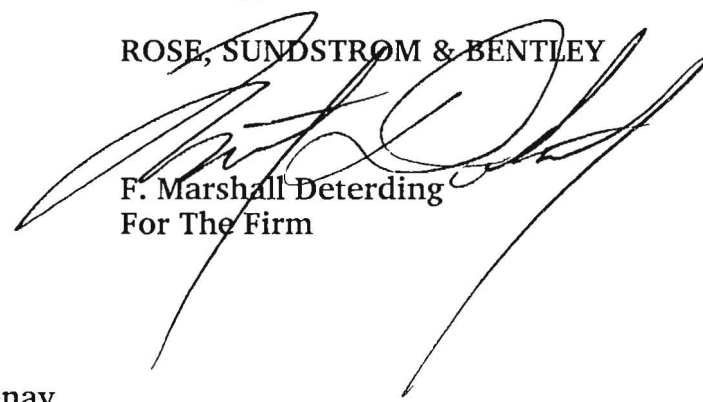
Dear Patti:

Attached in accordance with our discussions and as a follow up to my March 1, 2004 letter to you is the Title Insurance Policy for the new land utilized for the water treatment plant facilities for which a Quit Claim Deed was previously provided.

I trust that with this additional information, the issue is now resolved. If the replatting is completed and a Warranty Deed is received prior to this case becoming finalized, we will let you know immediately.

Sincerely,

ROSE, SUNDSTROM & BENTLEY



F. Marshall Deterding
For The Firm

FMD/tms

cc: Blanca S. Bayo
Cheryl Johnson
Cochran Keating
Larry and Janice DeLucenay

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DOCUMENT NUMBER-DATE

03477 MAR 15 3

EPSC-COMMISSION CLERK



POLICY NUMBER 5332- 309732

Owner's Policy of Title Insurance

Fidelity National Title Insurance Company
OF NEW YORK
A Stock Company

SUBJECT TO THE EXCLUSIONS FROM COVERAGE, THE EXCEPTIONS FROM COVERAGE CONTAINED IN SCHEDULE B AND THE CONDITIONS AND STIPULATIONS, FIDELITY NATIONAL TITLE INSURANCE COMPANY OF NEW YORK, a New York 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 herein;
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 will also 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.

This policy shall not be valid or binding until Schedule A has been countersigned by either a duly authorized agent or representative of the Company and Schedule B has been attached hereto.

IN WITNESS WHEREOF, FIDELITY NATIONAL TITLE INSURANCE COMPANY OF NEW YORK has caused this policy to be signed and sealed by its duly authorized officers as of Date of Policy shown in Schedule A.

Linsky & Reiber
Real Estate & Title Services
26650 Wesley Chapel Blvd., Ste D
Lutz Fl 33559
813-907-7749

Fidelity National Title Insurance Company
of New York



BY *(Signature)*
President
ATTEST *Charles H. Wimer*
Secretary



Fidelity National Title
Insurance Company of New York

Rate: \$

Premium \$

POLICY NO. 5332-309732

SCHEDULE A

Date of Policy August 25, 2003 at 9:27 AM

Amount of Insurance

File No. 02-1598P

1. Name of Insured: **Paradise Lakes Utility, LLC, a Florida Limited Liability Company**

2. The estate or interest in the land which is covered by this policy is:

Fee Simple

3. Title to the estate or interest in the land is vested in:

Paradise Lakes Utility, LLC, a Florida Limited Liability Company

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

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Countersigned **Linsky & Reiber Real Estate & Title Services**

BY


Authorized Signatory

Exhibit "A"

Legal Description for File No.: 02-1598P

Lot 4, PARADISE PALMS, A CONDOMINIUM

A portion of the Northeast 1/4 of the Northeast 1/4 of Section 35, Township 26 South, Range 18 East, Pasco County, Florida, being more particularly described as follows: Commencing at the Southeast corner of the Northeast 1/4 of the Northeast 1/4 of said Section 35, run thence North 88 degrees 48'04" West, a distance of 35.50 feet along the South boundary line of said Northeast 1/4 of the Northeast 1/4 of Section 35; thence North 00 degrees 18'59" West, a distance of 240.00 feet to the Southeast corner of proposed Paradise Palms, a Condominium; thence North 88 degrees 43'44" West on the South boundary thereof, a distance of 39.87 feet to the Southeast corner of Lot 4, of proposed Paradise Palms, a Condominium for a POINT OF BEGINNING; thence continue on stated South boundary of proposed Paradise Palms, a Condominium North 88 degrees 43'44" West, a distance of 67.24 feet; thence departing said South boundary of proposed Paradise Palms, a Condominium, North 21 degrees 40'10" West, a distance of 85.78 feet to the South boundary of proposed Paradise Palms Court; thence on stated South boundary of Paradise Palms Court the following four (4) courses and distances; (1) South 85 degrees 05'35" East, a distance of 28.52 feet to a point of curvature of a tangent curve concave Southwesterly having a radius of 8.00 feet; (2) thence on said curve to the right a distance of 12.05 feet, through a central angle of 86 degrees 17'30", chord bearing South 41 degrees 56'49" East, a chord distance of 10.94 feet to a Point of Tangency; (3) thence South 01 degrees 11'56" West, a distance of 1.42 feet; (4) thence South 88 degrees 43'44" East, a distance of 40.00 feet; thence departing stated proposed South boundary of Paradise Palms Court, South 18 degrees 45'43" East, a distance of 72.16 feet to the POINT OF BEGINNING.

**Fidelity National Title
INSURANCE COMPANY OF NEW YORK**

POLICY NO. 5332-309732

FILE NO.: 02-1598P

SCHEDULE B

EXCEPTIONS FROM COVERAGE

This policy does not insure against loss or damage (and the Company will not pay costs, attorneys' fees or expenses) which arise by reason of:

1. The lien of all taxes for the year 2003 and thereafter.
2. 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.
3. Any encroachments, easements, measurements, variations in area or content, party walls or other facts which a correct survey of the premises would show.
4. Rights or claims of parties in possession.
5. Roads, ways, streams or easements, if any, not shown of record, riparian rights and the title to any filled-in lands.

Items Numbered **NONE** above are hereby deleted