

R.L.
CLARK, CAMPBELL, MAWHINNEY PA
P O BOX 24627
500 SOUTH FLORIDA AVE, STE 800
LAKELAND, FL 33802-4627

This Instrument Prepared By &
Requested Be Returned To:
Ronald L. Clark, Esquire
Clark, Campbell & Mawhinney, P.A.
Post Office Box 24627
Lakeland, Florida 33802-4627

ASSIGNMENT AND ASSUMPTION OF RIGHTS

This Assignment and Assumption of Rights ("Assignment") is made effective this ^{9th} day of July, 2004 by and between ANCHOR INVESTMENT CORPORATION OF FLA., a Florida corporation ("Assignor") and ANCHOR-MOSN, LLC, a Florida limited liability company ("Assignee").

RECITALS

A. This Assignment is made with respect to the rights under the Declaration of Covenants, Conditions and Restrictions of Mt. Olive Shores North, as recorded July 18, 1997, in Official Records Book 3871, Page 2137, public records of Polk County, Florida, as amended and supplemented from time to time (collectively, "Declaration"), which run with, bind, benefit and burden the property described in the Declaration ("Property").

B. Pursuant to the Declaration, the Assignor is the "Developer" as that term is defined therein.

C. Pursuant to Paragraph 2 of the Declaration, Assignor may assign all of its rights under the Declaration in order to bind its successors and assigns.

D. Prior to this Assignment, Assignor has conveyed the Property to Assignee by a special warranty deed as recorded October 25, 2001 in Official Records Book 4833, Page 260, public records of Polk County, Florida.

E. This Assignment is made for the purpose of providing for the assignment by Assignor to Assignee, of any and all rights of Assignor under the Declaration.

NOW THEREFORE, in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, it is agreed as follows:

1. Recitals. Except as otherwise set forth herein, the foregoing recitals are true and correct and are incorporated herein by reference.

2. Assignment. Assignor hereby assigns, transfers and sets over unto the Assignee any and all rights of Assignor under the Declaration, including but not limited to, the right to amend the Declaration as provided therein and Assignee hereby assumes any and all rights and obligations of Assignor under the Declaration.

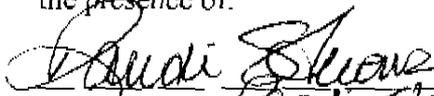
3. Representation and Warranty of Assignor. Assignor represents and warrants that it has not previously assigned or transferred in any manner its rights and obligations under the Declaration.

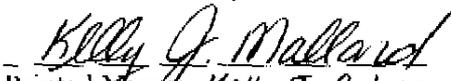
4. Benefit. This Assignment is binding upon and inures to the benefit of the respective successors and assigns of the parties hereto, subject to the Declaration.

Executed effective as of the date and year set forth above.

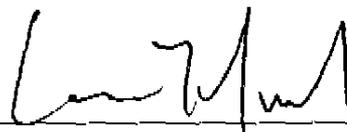
ASSIGNOR:

Signed, sealed and delivered in
the presence of:


Printed Name: Deranda Stevens


Printed Name: Kelly J. Podwin-Mallard

ANCHOR INVESTMENT CORPORATION
OF FLA., a Florida corporation

By: 
Lawrence T. Maxwell, its President

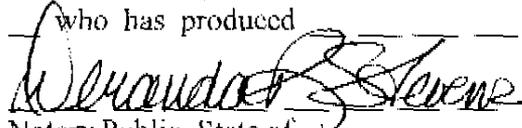
STATE OF FLORIDA
COUNTY OF POLK

The foregoing instrument was acknowledged before me this 9th day of July, 2004, by Lawrence T. Maxwell, as President of Anchor Investment Corporation of Fla., a Florida corporation, who is personally known to me or who has produced _____ as identification.



Deranda R. Stevens
MY COMMISSION # DD074750 EXPIRES
November 27, 2005
BONDED THROUGH TAIN INSURANCE, INC.

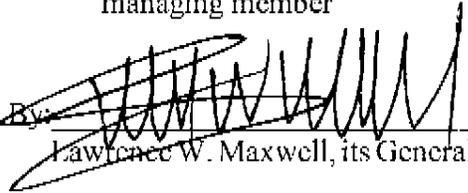
(SEAL)


Notary Public, State of _____
Printed name: _____
My commission expires: _____
My commission no.: _____

ASSIGNEE:

ANCHOR-MOSN, LLC,
a Florida limited liability company

By: T&A Family Partnership, Ltd.,
a Florida limited partnership, its
managing member


Lawrence W. Maxwell, its General Partner


Print Name: Rhonda Stevens


Print Name: Rhonda Pleima

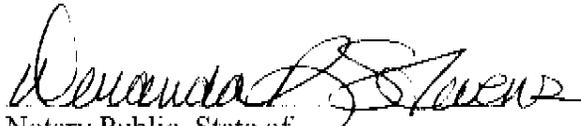
STATE OF FLORIDA
COUNTY OF POLK

The foregoing instrument was acknowledged before me this 9th day of July, 2004, by Lawrence W. Maxwell, as General Partner of T & A Family Partnership, Ltd., a Florida limited partnership, the managing member of Anchor-MOSN, LLC, a Florida limited liability company, who is personally known to me or ___ who has produced _____ as identification.



Deronda R. Stevens
MY COMMISSION # DD074750 EXPIRES
November 27, 2005
BONDED THRU TROY FAIR INSURANCE, INC.

(SEAL)


Notary Public, State of _____
Printed name: _____
My commission expires: _____
My commission no.: _____