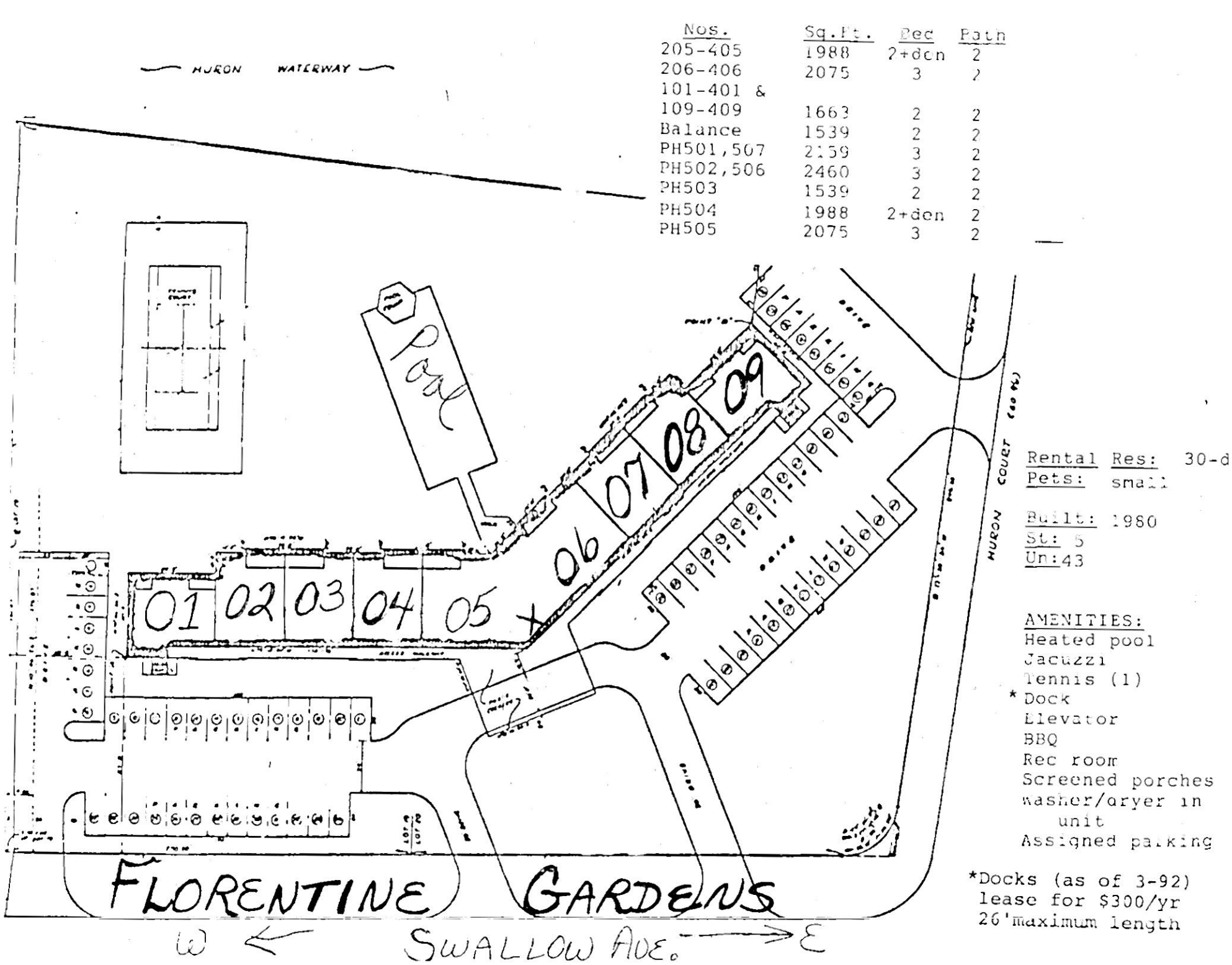


Nos.	Sq.Ft.	Rec	Bath
205-405	1988	2+den	2
206-406	2075	3	2
101-401 & 109-409	1663	2	2
Balance	1539	2	2
PH501,507	2159	3	2
PH502,506	2460	3	2
PH503	1539	2	2
PH504	1988	2+den	2
PH505	2075	3	2

Rental Res: 30-d
Pets: small

Built: 1980
St: 5
Un: 43

AMENITIES:
Heated pool
Jacuzzi
Tennis (1)
* Dock
Elevator
BBQ
Rec room
Screened porches
washer/dryer in unit
Assigned parking

*Docks (as of 3-92) lease for $300/yr 26'maximum length



SMOKEHOUSE BAY

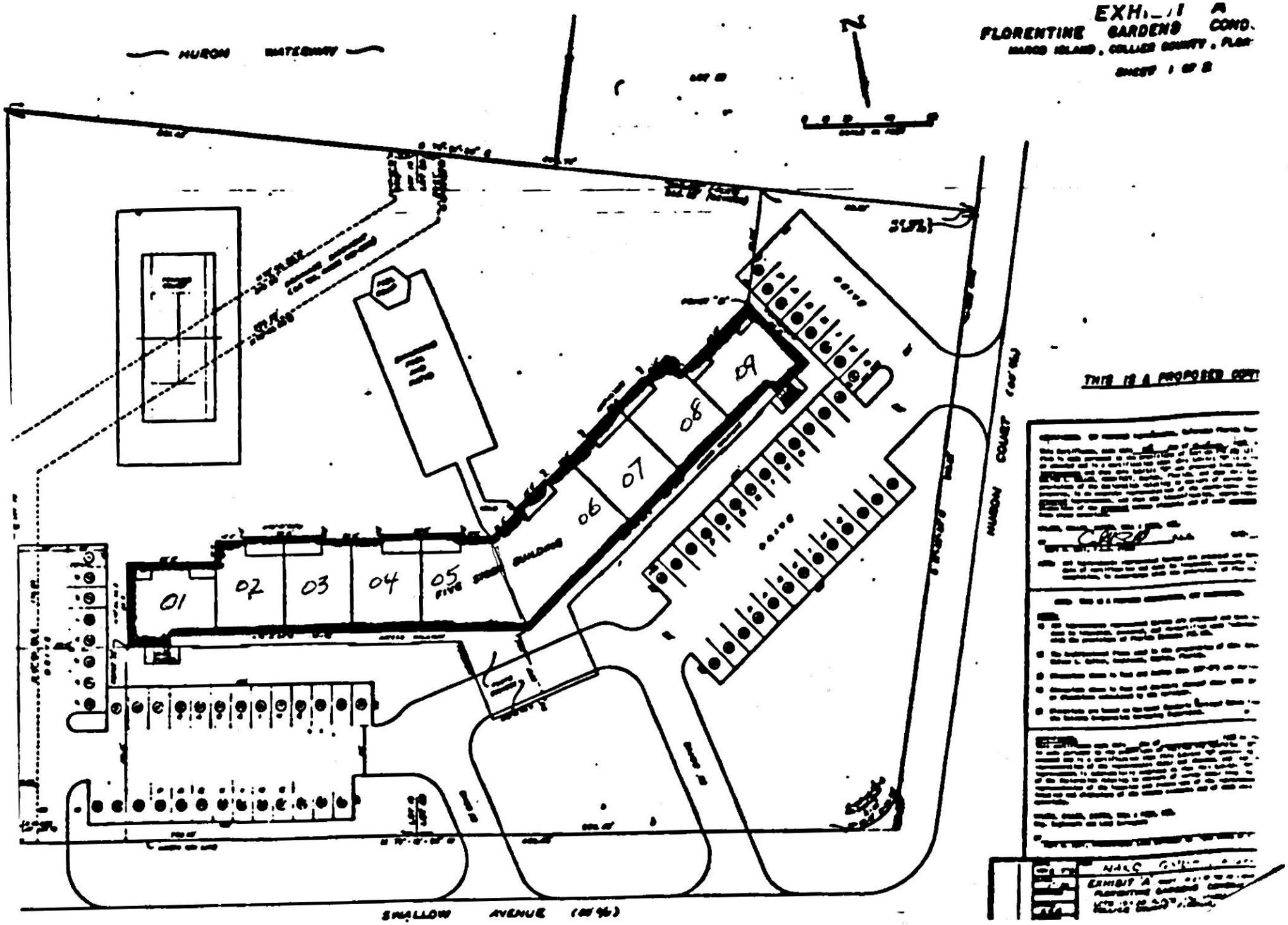
SMOKEHOUSE BAY CLUB

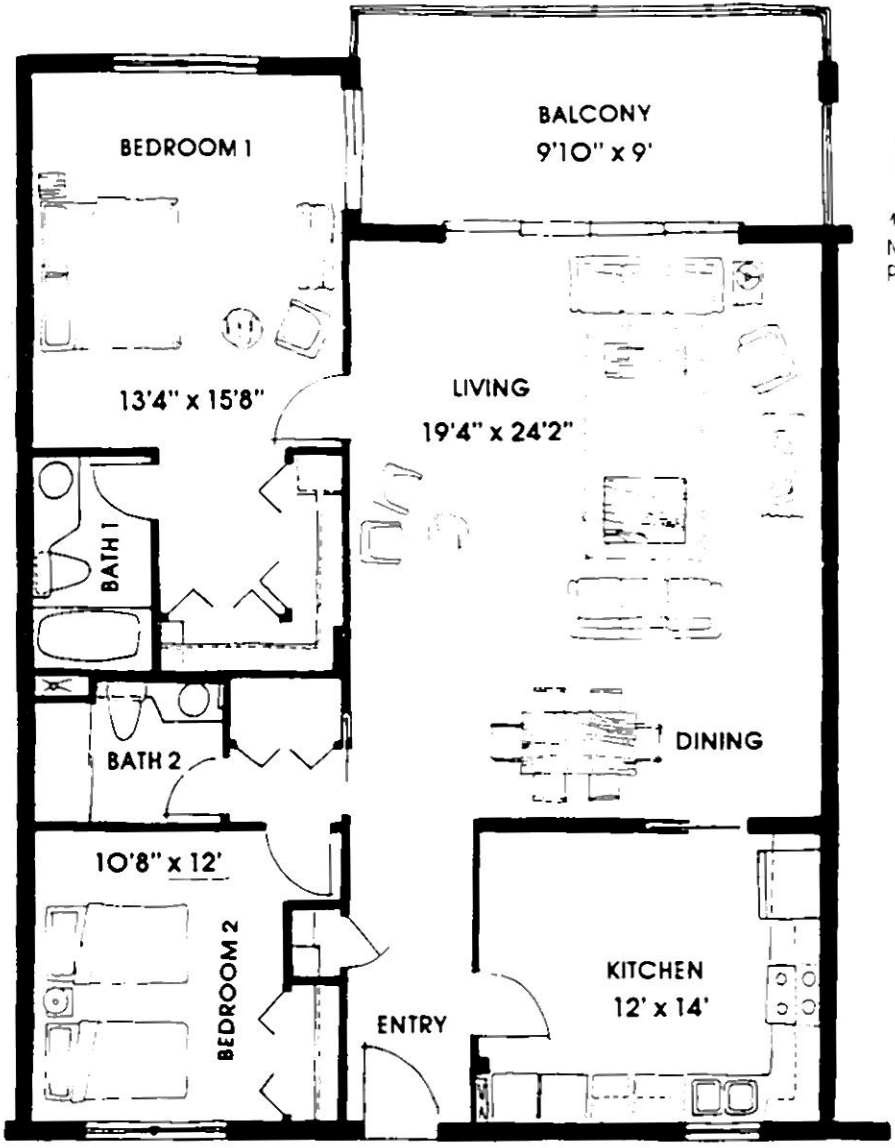
EXHIBIT A

FLORENTINE GARDENS CONDO.

MARCO ISLAND, COLLIER COUNTY, FLA.

SHEET 1 OF 8

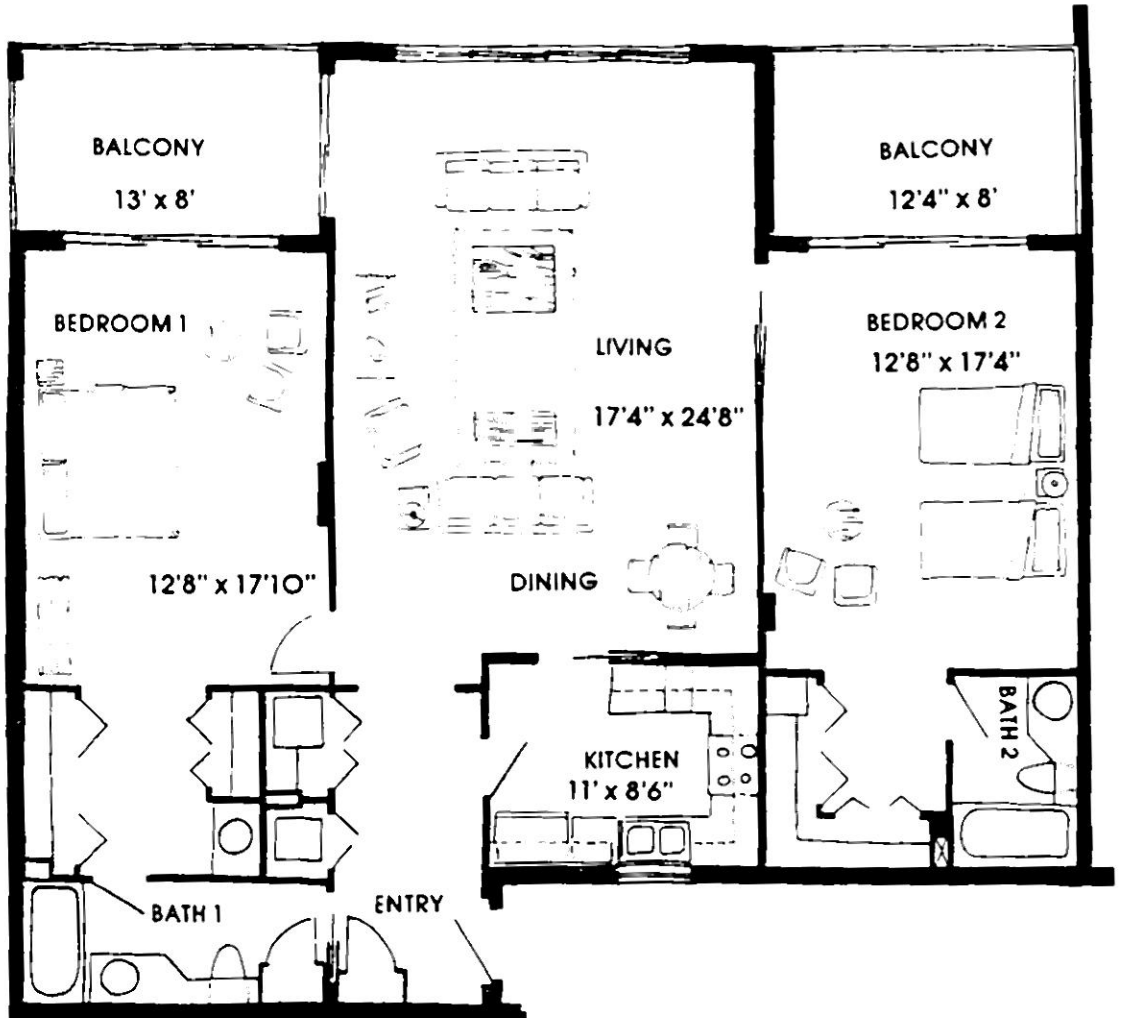




Florentine Gardens

1001 SWALLOW AVENUE
MARCO ISLAND FLORIDA 33937
PHONE 813/394-1007

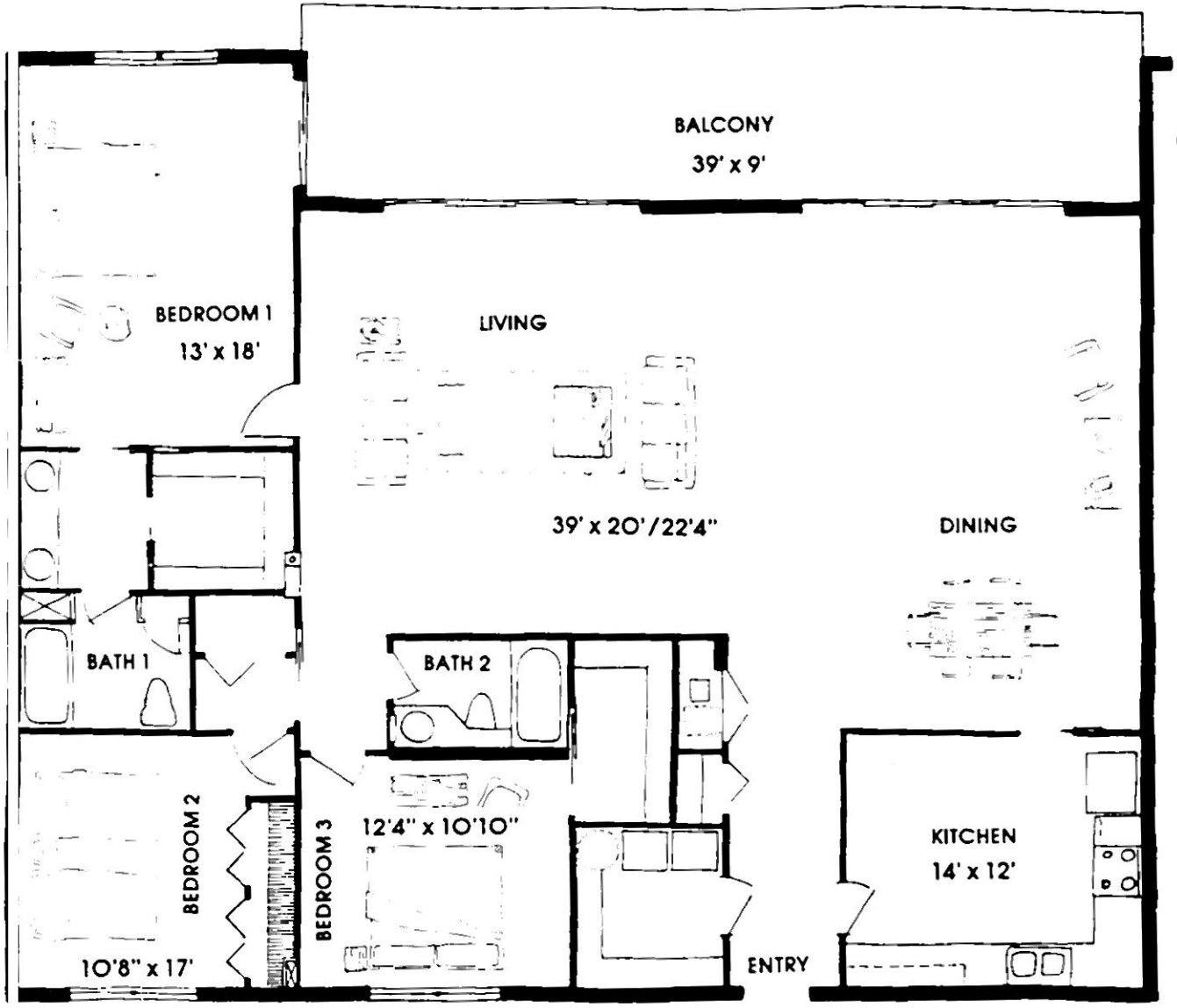
A. TWO BEDROOM, TWO BATH
TOTAL SQUARE FOOTAGE 1539.5



Florentine Gardens

1001 SWALLOW AVENUE
MARCO ISLAND FLORIDA 33937
PHONE 813/394 1007

B. TWO BEDROOM, TWO BATH
TOTAL SQUARE FOOTAGE 1663 82



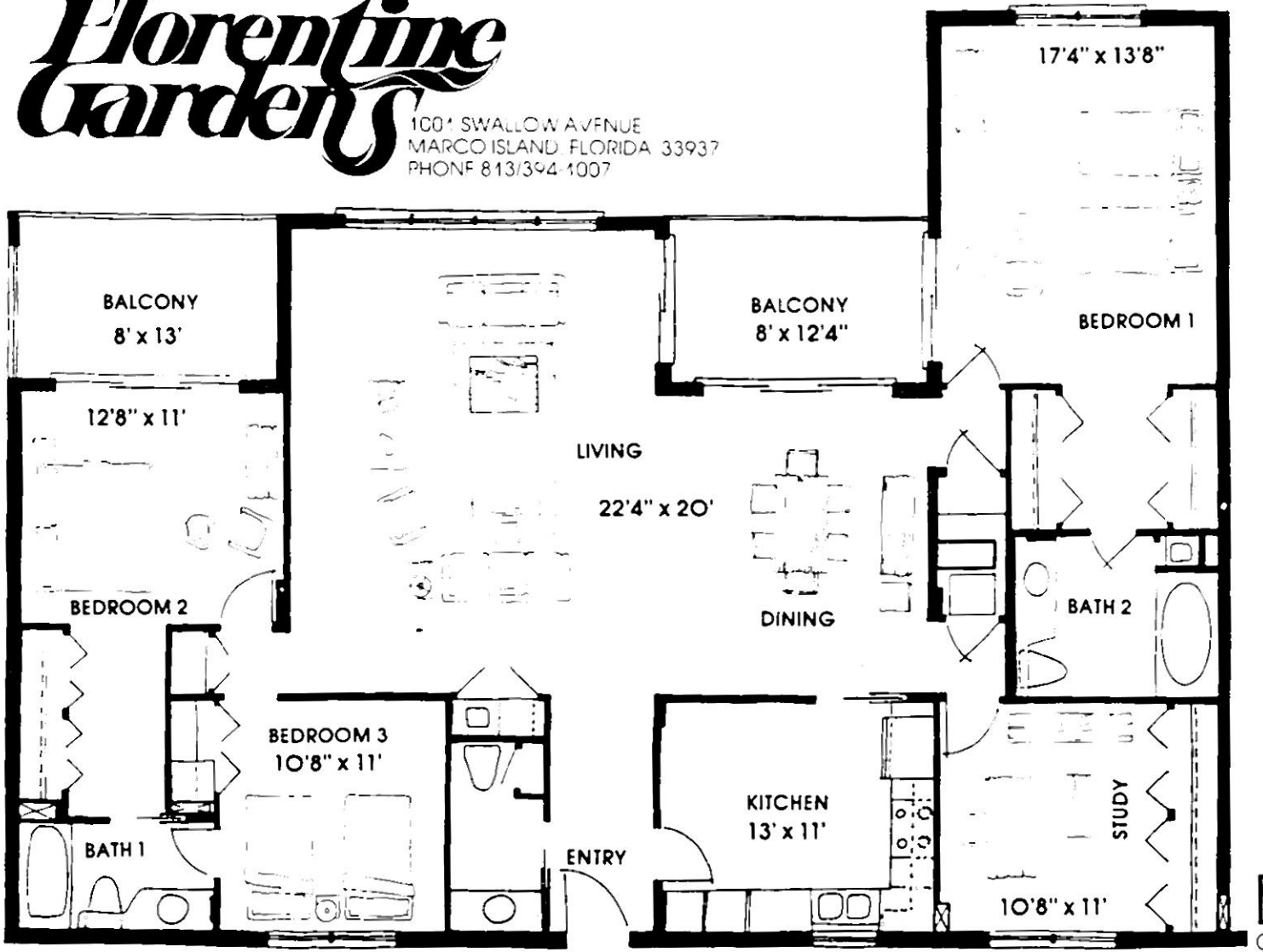
Florentine Gardens

1001 SWALLOW AVENUE
MARCO ISLAND, FLORIDA 33937
PHONE 813/394 1007

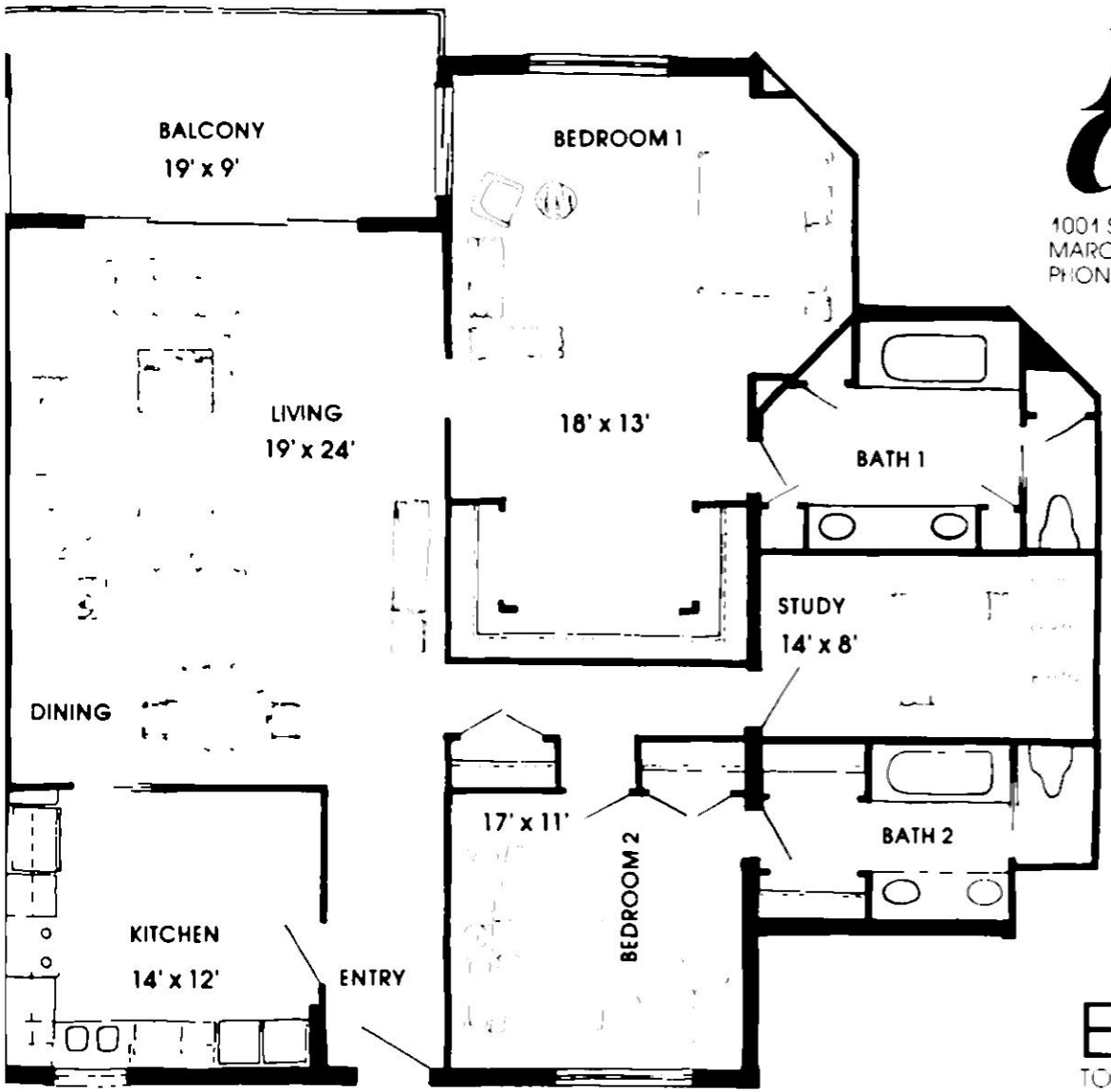
C. THREE BEDROOM, TWO BATH
TOTAL SQUARE FOOTAGE 2460

Florentine Gardens

1001 SWALLOW AVENUE
MARCO ISLAND, FLORIDA 33937
PHONE 813/394-1007



D. THREE BEDROOM, TWO & ONE HALF BATH, STUDY
TOTAL SQUARE FOOTAGE 2159



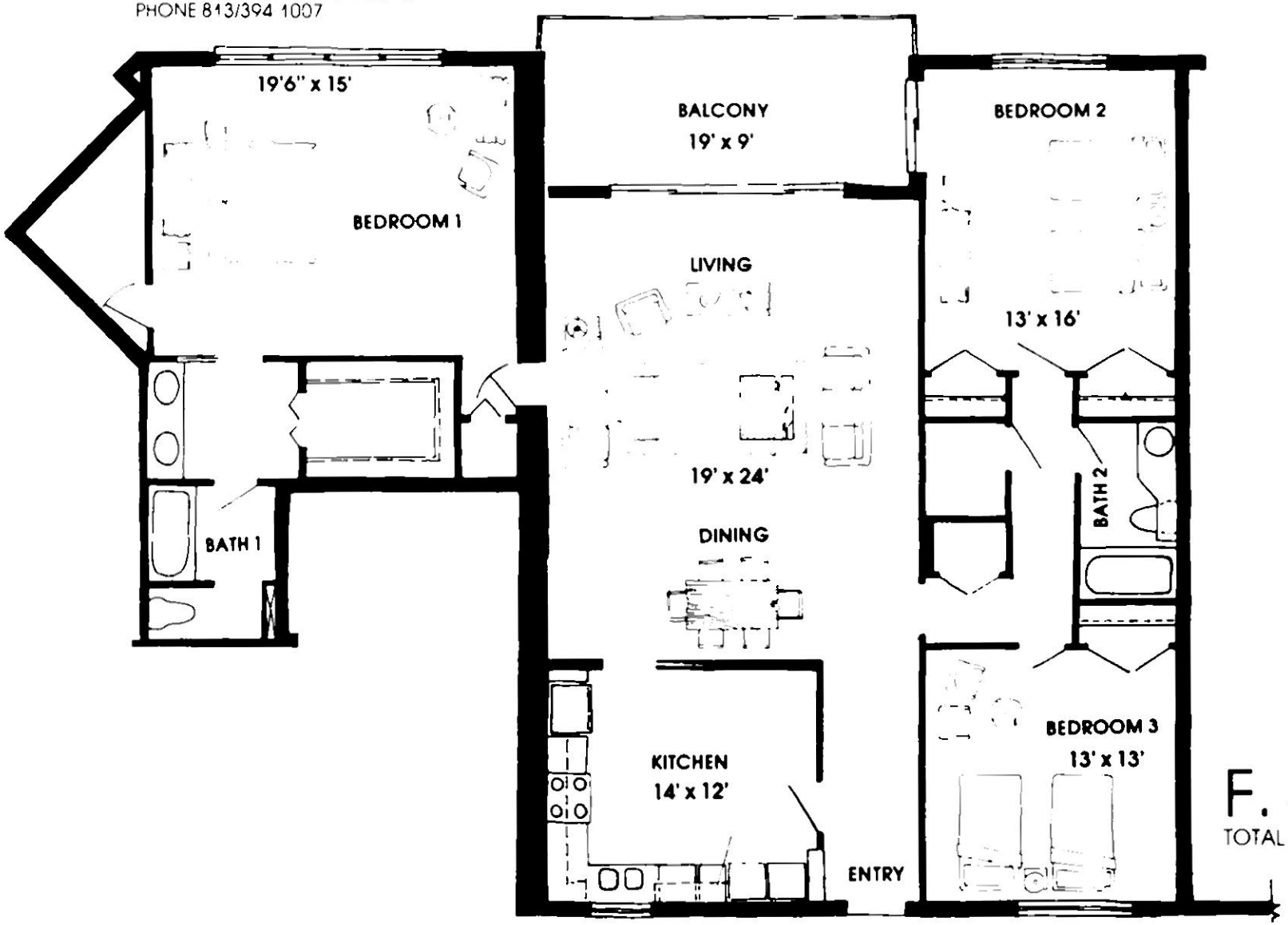
Florentine Gardens

1001 SWALLOW AVENUE
MARCO ISLAND, FLORIDA 33937
PHONE 813/394-1007

E. TWO BEDROOM, TWO BATH, STUDY
TOTAL SQUARE FOOTAGE 1988.35

Florentine Gardens

1001 SWALLOW AVENUE
MARCO ISLAND FLORIDA 33937
PHONE 813/394 1007



F. THREE BEDROOM, TWO BATH
TOTAL SQUARE FOOTAGE 2075