

CITRUS TITLE CO., - Nancy Sullivan, President

Return to:

Name: Citrus Title Co., Inc.

Address: 213 Courthouse Square, Inverness, Fl 34450

This Instrument Prepared by: Tina Covey

Address: 213 Courthouse Square, Inverness, Fl 34450

Parcel I.D. Number(s): 11-18-18-0050-00820-0340

Grantee(s) S.S. #(s): [REDACTED]

DocuSign Fee Paid

378.00

By: *R. Lambert* D.C.

SPACE ABOVE USED FOR RECORDING DATA

This Warranty Deed Made the 21st day of July A.D. 19 95 by Lawrence Catania, a married man and Anthony Catania, a married man,

hereinafter called the grantor, to Curtis N. Christopher,

104 S. Fillmore St
Beverly Hills, FL 34465

whose post office address is hereinafter called the grantee:

(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations.)

Witnesseth: That the grantor, for and in consideration of the sum of \$ 10.00 and other valuable considerations receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Citrus County, Florida, viz:

Lot 34 in Block 82, of BEVERLY HILLS, UNIT NUMBER FIVE, according to the map or plat thereof recorded in Plat Book 9, pages 2, 3, 4, and 5, public records of Citrus County, Florida. SUBJECT TO restrictions and reservations of record and drainage and utility easements as shown on plat.

I, Lawrence Catania, a married man, do hereby state that the property conveyed herein is not my homestead. I live at 134 PUTNAM ST LODI N.J. 07644. The property conveyed herein is not the homestead of my spouse, who lives at 134 PUTNAM ST LODI N.J. 07644. Neither the residence of myself or my spouse is contiguous to the lands herein conveyed.

And the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever, except taxes for the year 1995 and subsequent

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

Josephine Catania
SIGNATURE Witness #1

JOSEPHINE CATANIA
PRINTED SIGNATURE

Lawrence Catania
SIGNATURE

Lawrence Catania, a married man
PRINTED SIGNATURE

LAWRENCE CATANIA
ADDRESS

134 PUTNAM ST
LODI N.J. 07644

SIGNATURE

Michael Catania
SIGNATURE Witness #2

MICHAEL CATANIA
PRINTED SIGNATURE

PRINTED SIGNATURE

ADDRESS

STATE OF New Jersey
COUNTY OF Monmouth

The foregoing instrument was acknowledged before me this 21st day of July, A.D. 19 95, by Lawrence Catania, a married man,

who is (OR HE) personally known to me or who has produced as identification ~~and he did (did not) take an oath~~

Joseph Hegedus
Signature Joseph Hegedus

JOSEPH HEGEDUS
NOTARY PUBLIC OF NEW JERSEY

Printed Signature My Commission Expires Mar. 22, 2000
NOTARY PUBLIC

My commission expires:

Return to Citrus Title Co., Inc. File # 73968 BH

BR 1090FC1249

ML1-82

I, Anthony Catania, a married man, do hereby state that the property conveyed herein is not my homestead. I live at 7 SOUTHALL LANE, RED BANK NJ 07701. The property conveyed herein is not the homestead of my spouse, who lives at 7 SOUTHALL LANE, RED BANK NJ 07701. Neither the residence of myself or my spouse is contiguous to the lands herein conveyed.

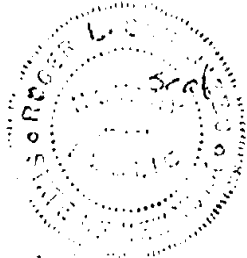
Irene Lavelle
Signature of witness #1
IRENE LAVELLE
Printed signature of witness
Milena Edanyo
Signature of witness #2
Milena Edanyo
Printed signature of witness

Anthony Catania
Signature of grantor
Anthony Catania, a married man
ANTHONY CATANIA
Printed signature
Address
7 SOUTHALL LANE
RED BANK, NJ 07701

STATE OF N.Y.
COUNTY OF N.Y.

The foregoing instrument was acknowledged before me this 20th day of July, A.D. 19 95, by Anthony Catania, a married man,

who is personally known to me ~~or who has produced~~ _____ as ~~identification~~



Roger L. Schirizzo
Signature of Notary
Roger L. Schirizzo
Printed signature of Notary
NOTARY PUBLIC
MY COMMISSION EXPIRES:

File No. 73968-BH

ROGER L. SCHIRIZZO
Notary Public, State of New York
No. 0180811860
Qualified in Westchester County
Commission Expires May 31, 1996

BK 1090PG 1250

FILED & RECORDED
DECATUR COUNTY, FLORIDA
BETTY STAMLER, CLERK
867608
95 JUL 25 PM 2 39
REGISTERED BY
R.V.
F.C.