

Name: Southern Sun Title Company, Inc.  
Address: 7121 W. International Ct.  
Homosassa, FL 34446  
This Instrument Prepared by: Tracy L. Zarro  
Name: Southern Sun Title Company, Inc.  
Address: 7121 W. International Ct.  
Homosassa, FL 34446  
Property Appraiser's Parcel Identification  
13-20S-18E-0020-01650-0210 / Key #2163861  
File Number(s): 95-09-3038  
Grantee(s) S.S. # [redacted] and [redacted]

Documentary Tax Paid  
\$ 833.00  
Intangible Tax Paid  
\$  
By: [Signature] D.C.

077942

FILED & RECORDED  
CITRUS COUNTY, FLORIDA  
PETTY STRIFLER, CLERK

95 OCT 17 AM 11 09

VERIFIED BY:

[Signature] D.C.

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

**This Warranty Deed, Made the 16<sup>th</sup> day of October, 1995, by**  
**Richard Tattoli, a single man and Camille Tattoli, a single woman**  
**hereinafter called the Grantor, to Duane E. Hitz and Theresa A. Hitz, his wife**  
**whose post office address is P.O. BOX 1216, Homosassa Springs, FL 34447**  
**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, wherever the context so admits or requires.)

**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, State of Florida, viz:**

Lot 21, Block B-165, Oak Village, Sugarmill Woods, according to the plat thereof as recorded in Plat Book 9, Pages 86 through 150, Plat Book 10, Pages 1 through 150, and Plat Book 11, Pages 1 through 16, of the public records of Citrus County, Florida, as amended in Plat Book 9, Page 87-A, of the public records of Citrus County, Florida.

**Together, with all the tenements, hereditaments and appurtenances thereto belonging or in anywise**  
**appertaining. To Have and to Hold, the same in fee simple forever.**

**And the Grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee**  
**simple; that the grantor has good right and lawful authority to sell and convey said land, and hereby warrants**  
**the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said**  
**land is free of all encumbrances, except taxes accruing subsequent to December 31, 1994.**

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

Signed, sealed and delivered in the presence of:

[Signature]  
Witness Signature (as to first Grantor)  
Robert A. Christensen  
Printed Name

[Signature]  
Witness Signature (as to first Grantor)  
Tracy L. Zarro  
Printed Name

[Signature]  
Witness Signature (as to Co-Grantor, if any)  
Elizabeth Lugo  
Printed Name

[Signature]  
Witness Signature (as to Co-Grantor, if any)  
Robert M. Paddock  
Printed Name

[Signature]  
Witness Signature (as to Co-Grantor, if any)  
Patricia L. Smith  
Printed Name

STATE OF Florida )  
COUNTY OF Citrus )  
Richard Tattoli, a single man

[Signature]  
Grantor Signature  
Richard Tattoli  
Printed Name

Post Office Address

[Signature]  
Co-Grantor Signature, (if any)  
Camille Tattoli  
Printed Name

26 Glass Ave., Nutley, NJ 07110  
Post Office Address

I hereby Certify that on this day, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared

known to me to be the person described in and who executed the foregoing instrument, who acknowledged before me that he executed the same, and an oath was not taken. (Check one: ) ☐ Said person(s) is/are personally known to me. ☐ Said person(s) provided the following type of identification:

NOTARY RUBBER STAMP SEAL

Witness my hand and official seal in the County and State last aforesaid this 16<sup>th</sup> day of September, A.D. 19 95

02  
16  
95

[Signature]  
Tracy L. Zarro  
COMMISSION # CC 395084  
EXPIRES SEP 9 1998  
PATRICIA L. SMITH  
NOTARY PUBLIC OF NEW JERSEY  
MY COMMISSION EXPIRES JUNE 22, 1997  
NOTARY FOR RICHARD TATTOLI

BK1101PG1066

STATE OF NEW JERSEY  
COUNTY OF ✓ Morris

I HEREBY CERTIFY that on this day, before me, an officer  
duly authorized in the State aforesaid and in the County  
aforesaid, to take acknowledgements, personally appeared  
Camille Tattoli, a single woman

to me known to be the person described in and who executed  
the foregoing instrument and that she acknowledged before  
me that she executed the same.

WITNESS my hand and official seal in the County and State  
last aforesaid this ✓ 19th day of ✓ Sept  
A.D. 1995.

✓ Patricia L. Smith  
Notary Public

PATRICIA L. SMITH

✓ My Commission Expires: NOTARY PUBLIC OF NEW JERSEY  
MY COMMISSION EXPIRES JUNE 22, 1999

✓ (seal)

✓ Said person provided the following type of identification:  
Drivers License