

This Warranty Deed

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Made this 21 day of April A.D. 19 97
by ROBERT R. ESCOBAR AND MARIA E. ESCOBAR,
HIS WIFE

hereinafter called the grantor, to
GEORGE F. BOETTCHER, JR., AS TRUSTEE OF
THE GEORGE F. BOETTCHER LIVING TRUST

whose post office address is: P.O. BOX 100
DINGMANS FERRY, PA 18328-0100

hereinafter called the grantee:

(Whenever used herein the term "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 3, BLOCK O, OAK FOREST UNIT 2, ACCORDING TO PLAT THEREOF
RECORDED IN PLAT BOOK 11, PAGES 112 AND 113 OF THE PUBLIC RECORDS
OF CITRUS COUNTY, FLORIDA.

SUBJECT TO COVENANTS, RESTRICTIONS AND EASEMENTS of record.

Parcel Identification Number: 04 21820E0020 00000 0030

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; that the grantor hereby fully 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, 19 96

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:

Ernesto Corral
Name: Witness One

Ernesto Corral
Name: Witness Name Printed

Antonio
Name: Witness Two

Miko Santiago
Name: Witness Name Printed

Robert R. Escobar
Name & Address: ROBERT R. ESCOBAR
4156 S.W. 70TH COURT, MIAMI, FL 33153-4623

Maria E. Escobar
Name & Address: MARIA E. ESCOBAR
4156 S.W. 70TH COURT, MIAMI, FL 33153-4623

Name & Address:

Name & Address:

State of FLORIDA
County of Dade

The foregoing instrument was acknowledged before me this 21 day of April, 19 97,
by ROBERT R. ESCOBAR AND MARIA E. ESCOBAR, HIS WIFE

who is personally known to me or who has produced DRIVERS' LICENSES as identification.

Documentary Tax Paid
\$ 56.00

Intangible Tax Paid
\$

Betty Striffler,
Clerk of Circuit Court,
Citrus County, Florida

Notary Public
Print Name: Betty Striffler
My Commission Expires: 2/25/98

PREPARED BY AND
RECORD & RETURN TO:
EMILY PALMER
Crystal River Title Company
213 Courthouse Square
Inverness, Florida 34450
File No: I97-53303

RE: OUR FILE NO.: I97-53303

This instrument is void, if printed unsatisfactory in this document when received.