

19.50 Rec
.70 Doc
4.00 Index

This Instrument Prepared By/Return to:
W. T. GREEN, ESQ.
Florida Bar Number 115027
9030 W. Fort Island Trail #5
Crystal River, FL 34429
904/795-4500 or 795-3300

RA

Documentary Tax Paid
\$.70

Intangible Tax Paid
\$ -0-

Betty Striffler,
Clerk of Circuit Court
Citrus County, Florida
By: KR D.C.

0975724
VERIFIED BY:
VB
D.C.

FILED & RECORDED
CITRUS COUNTY Florida
BETTY STRIFFLER, CLERK

THIS WARRANTY DEED made this 19th day of September, 1997, between DUNCAN J. MACRAE aka DUNCAN MACRAE aka DUNCAN J. MACRAE, Sr., aka DUNCAN JAMES MACRAE aka DUNCAN JAMES MACRAE, Sr., and WILMA S. MACRAE aka WILMA MACRAE, his wife, hereinafter called Grantor, and DUNCAN J. MACRAE, as to an undivided fifty percent (50%) interest and WILMA S. MACRAE, as to an undivided fifty percent (50%) interest, whose mailing address is Post Office Box 318, Homosassa, FL 34487-0318, hereinafter called 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 Ten Dollars (\$10.00) and other valuable consideration to said Grantor in hand paid, the receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, all that certain land situate in the County of Citrus and State of Florida, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

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, 1996.

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents the day and year first above written.

BK 1206 PG 0807

1997 SP 23 PH 2:02

C
C

Signed, sealed and delivered
in the presence of:

[Signature]

Witness signature

W. T. Green

Witness printed name

Bridget M. Milhoan
Bridget M. Milhoan

[Signature]

DUNCAN J. MACRAE aka DUNCAN
MACRAE aka DUNCAN J. MACRAE, Sr.,
aka DUNCAN JAMES MACRAE aka
DUNCAN JAMES MACRAE, Sr.
P.O. Box 318
Homosassa, FL 34487-0318

[Signature]

Witness signature

W. T. Green

Witness printed name

Bridget M. Milhoan
Bridget M. Milhoan
STATE OF FLORIDA

[Signature]

WILMA S. MACRAE aka WILMA MACRAE
P.O. Box 318
Homosassa, FL 34487-0318

COUNTY OF CITRUS

I HEREBY CERTIFY that on this day, before me, an officer duly
authorized in the State and County aforesaid to take acknowledg-
ments, personally appeared DUNCAN J. MACRAE aka DUNCAN MACRAE aka
DUNCAN J. MACRAE, Sr., aka DUNCAN JAMES MACRAE aka DUNCAN JAMES
MACRAE and WILMA S. MACRAE aka WILMA MACRAE, his wife, to me known
to be the persons described in and who executed the foregoing
instrument and they acknowledged before me that they executed the
same.

WITNESS my hand and official seal in the State and County last
aforesaid this 19th day of September, 1997.

Personally known yes
Produced for Identification:

Bridget M. Milhoan

NOTARY PUBLIC

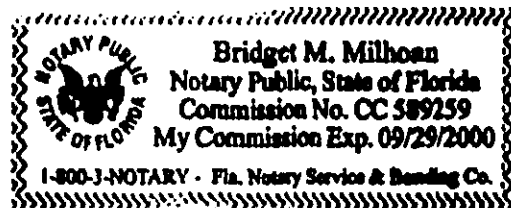
Bridget M. Milhoan

printed name

Commission Number CC589259

Commission Expires 09/29/2000

STAMP/SEAL



BK 1206 PG 0808

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EXHIBIT "A" (Two Pages)

Lots 1, 2, 3, 5 & 6, Block 2, HOMOSASSA, Florida, according to map or plat as recorded in Plat Book 1, Page 6, Public Records of Citrus County, Florida, commonly known as the "Old Map" and further described in OR Book 186, Page 318, OR Book 334, Page 795, OR Book 541, Page 1004 and OR Book 664, Page 1149, LESS AND EXCEPT therefrom Lot 4, Block 2, Homosassa, Florida.
Parcel ID Number: 32-19S-17E-0010-00020-0010.

AND

Lot 10, Block 18, Sections 31 and 32, Township 19 South, Range 17 East, Town of Homosassa, Florida.
Parcel ID Number: 32-19S-17E-0010-00180-0100.

AND

Lot 11, Block 18, Sections 31 and 32, Township 19 South, Range 17 East, Town of Homosassa, Florida.
Parcel ID Number: 32-19S-17E-0010-00180-0110.

AND

E 1/2 of Lot 1 in Block 19, HOMOSASSA, Florida, according to the map or plat thereof recorded in Plat Book 1, Page 6, Public Records of Citrus County, Florida, commonly known as the "Old Map" being further described as follows: Beginning at the most Southerly corner of Lot 1, Block 19, Old Homosassa, as recorded in Plat Book 1, Page 6, Public Records of Citrus County, Florida, thence N 49 degrees 45'50" E along the Southeasterly boundary of said Lot 1, 90.74 feet to the most Easterly corner of said Lot 1, thence N 40 degrees 24' W along the Northeasterly boundary of said Lot 1, 79.79 feet to the mid point on said boundary between the most Northerly corner and the most Easterly corner of said Lot, thence S 46 degrees 55'28" E along the Northwesterly boundary of the East 1/2 of said Lot, 99.06 feet to the mid point on said boundary between the most Westerly corner and the most Southerly corner of said Lot, thence S 46 degrees 39'23" E along the Southwesterly boundary of said Lot 1, 75.36 feet to the Point of Beginning.
Parcel ID Number: 32-19S-17E-0010-00190-0015.

AND

Lots 1, 2, 3 & 7, Block 21, LESS that part of Lots 2 and 3 lying West of Canal running through Block 21 (described in OR Book 135, Page 76 sold to Norris Cattle Co.) and that part of Lot 6 in Block 21 and that part of Lot 4 in Block 21, lying East of Linden Creek, Section 32, Township 19S, Range 17 East, Town of Homosassa, Citrus County, Florida.
Parcel ID Number: 32-19S-17E-0010-00210-0010.

AND

Lots 1 & 2, Block 57, Section 32, Township 19 South, Range 17 East, Town of Homosassa, Florida.
Parcel ID Number 32-19S-17E-0010-00570-0010.

AND

Lot 4, Block 58, Section 32, Township 19 South, Range 17 East, Town of Homosassa, Florida.
Parcel ID Number: 32-19S-17E-0010-00580-0040.

AND

Block 60 and S 1/2 of Block 59 in Section 29, Township 19 South, Range 17 East, Citrus County, Florida.
Parcel ID Number: 29-19S-17E-0010-00600-0010.

AND

Lot 7, Block 59 in Section 32, Township 19 South, Range 17 East, Town of Homosassa, Florida.
Parcel ID Number: 32-19S-17E-0010-00590-0070.

AND

Gov't. Lot 3 LESS 1 Acre Island in NE Corner and LESS 3 Acres to Stephens, in Township 15, Range 19 South, Section 16 East, Citrus County, Florida.
Parcel ID Number: 15-19S-16E-31410.

BK 1206PG0810

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