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FILED & RECORDED
CITRUS COUNTY Florida
BETTY STRIFLER, CLERK

1201413

VERIFIED BY

[Signature] D.G.

THIS INSTRUMENT PREPARED BY AND RETURN TO:

Tracy L. Zarro
Southern Sun Title Company
8110 S. Suncoast Blvd.
Homosassa, Florida 34446
01067572

Property Appraisers Parcel Identification (Folio) Numbers:
13-20S-18E-0010-01230-0460 / Alternate Key No.: 1563461

Grantees SS #s:

SPACE ABOVE THIS LINE FOR RECORDING DATA

THIS WARRANTY DEED, made the 5th day of July, A.D. 2001 by Sugarmill Woods, Inc., a Florida Corporation, herein called the grantor, to William E. Harms and Jean M. Harms, husband and wife whose post office address is 4693 Lucerne Lakes Blvd, #204 hereinafter called the Grantees: Lake Worth, FL 33467

(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 AND 00/100'S (\$10.00) Dollars 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 46, Block B-123, CYPRESS 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, Public Records of Citrus County, Florida; as amended in Plat Book 9, Page 87-A, Public Records of Citrus County, Florida.

Subject to easements, restrictions and reservations of record and to taxes for the year 2001 and thereafter.

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 grantees 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, 2000.

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:

Sugarmill Woods, Inc., a Florida Corporation

BY: *[Signature]*
Gloria D. Clement, Vice President
212 South Central, Suite 100, St. Louis, MO 36105-3569

[Signature]
Witness #1 Signature

JOLENE REEL
Witness #1 Printed Name

[Signature]
Witness #2 Signature

Susan Luber
Witness #2 Printed Name

Documentary Tax paid \$ 77.00
Intangible Tax paid \$ —
Betty Strifler, Clerk of the Circuit Court
Citrus County, Florida
By: AK D.C.

STATE OF Missouri
COUNTY OF St Louis

The foregoing instrument was acknowledged before me this 5th day of July, 2001 by Gloria D. Clement, Vice President of Sugarmill Woods, Inc., a Florida Corporation on behalf of the corporation. He/she is personally known to me or has produced _____ as identification.

SEAL

[Signature]
Notary Signature
REBECCA J. ALLAN
Printed Notary Signature

My Commission Expires: 1-18-04

File # 01067572

BK 143960055

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