

1262145

VERIFIED BY:

BN D.C.

This instrument Prepared by and Record and Return to:

**Sylvain R. Robitaille** <sup>15.00 REC</sup> <sup>489.30 DOC</sup>  
FIRST TITLE COMPANY, INC.  
2060 Highway 44 West  
Inverness, Florida 34453  
File #: 04F06247  
Property Appraisers Parcel Identification (Folio) Numbers:  
**18E-17S-10-0040-04200-0380**  
Alternate Key #: 1289025  
Grantee SS #s:

This instrument is prepared in connection with the issuance of a Title Insurance Policy.

SPACE ABOVE THIS LINE FOR RECORDING DATA

**WARRANTY DEED**

THIS WARRANTY DEED, made the 2<sup>TH</sup> day of May, A.D. 2002 between

**Robert E. Motor and Sandra K. Motor, his wife**

herein called the grantors, and

**Leo W. Smith, Sr., a Single man, .**

whose post office address is: 4608 NW 51<sup>st</sup> Dr, FL 34482  
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 grantors, 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:

**SEE EXHIBIT "A" FOR LEGAL DESCRIPTION**

**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 grantors hereby covenant with said grantee that the grantors is/are lawfully seized of said land in fee simple; that the grantors have good right and lawful authority to sell and convey said land, and hereby warrant 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, 1999, subject to easements, restrictions, and/or reservations of Records.

**IN WITNESS WHEREOF**, the said grantors have signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

[Signature]  
Witness Signature

Michelle Hatterle  
Witness Signature

Emily Berry  
Witness Signature

Emily Berry  
Witness Signature

Robert E. Motor L.S.  
**Robert E. Motor**  
8571 Mystlas Circle, Elk Grove, CA 95624

Sandra K motor L.S.  
**Sandra K. Motor**  
8571 Mystlas Circle, Elk Grove, CA 95624

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_ by **Robert E. Motor and Sandra K. Motor, his wife** who is/are personally known to me or have produced \_\_\_\_\_ as identification and did (did not) take an oath.

SEAL

See attached Notary  
Notary Signature

Printed Notary Signature  
My Commission Expires:

Documentary Tax paid \$ 489.30  
Intangible Tax paid \$ \_\_\_\_\_  
Betty Strifler, Clerk of the Circuit Court  
Citrus County, Florida  
By: [Signature] D.C.

BK 1510PG2120

2002 JUN -7 AM 11:07

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

State of California

County of Sacramento } ss.

On 5/8/02, before me, Sarah E. French,  
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared ROBERT E. MOTOR SANDRA R. MOTOR  
Name(s) of Signer(s)

- personally known to me
- proved to me on the basis of satisfactory evidence



to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

*[Handwritten Signature]*  
Signature of Notary Public

Place Notary Seal Above

**OPTIONAL**

*Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.*

**Description of Attached Document**

Title or Type of Document: \_\_\_\_\_

Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

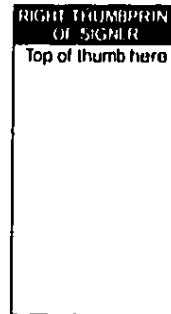
Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer**

Signer's Name: \_\_\_\_\_

- Individual
- Corporate Officer — Title(s): \_\_\_\_\_
- Partner —  Limited  General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other: \_\_\_\_\_

Signer Is Representing: \_\_\_\_\_



BR 1510PG2121

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**EXHIBIT "A"**

**Lot 38 in Block 420 of Citrus Springs Unit 4, according to the plat thereof as recorded in Plat Book 5, Page 133-152, Public Records of Citrus County, Florida.**

**BK 1510 PG 2122**

**2002 JUN -7 AM 11:07**