

Recording Fees: \$ 15.00  
Documentary Stamps: + 123.00  
Total:



2003011622 3 PGS

Prepared By And Return To:  
LORRAINE SCHROEDER  
TITLE OFFICES, LLC  
3517 NORTH LECANTO HWY.,  
BEVERLY HILLS, FL. 34465

File #03I-02008

Property Appraisers Parcel I.D. Number(s):  
19 18 35 11000 0025 & 0041  
Grantee(s) S.S.#(s):

OFFICIAL RECORDS  
CITRUS COUNTY  
BETTY STRIFLER  
CLERK OF THE CIRCUIT COURT  
RECORDING FEE: \$15.00  
DOCUMENTARY TAX: \$63.00  
# 2003011622 BK:1577 PG:778-780  
03/03/2003 07:35 AM 3 PGS  
KCCR,DC Receipt #007141

WARRANTY DEED

**THIS WARRANTY DEED** made and executed the 18th day of February, 2003 by PAUL D. ENDICOTT and LORETTA ENDICOTT, HIS WIFE, hereinafter called the Grantor, to JOHN P. CASTRO and NANCY L. CASTRO, HIS WIFE, whose post office address is: 2389 S SUMMERWOOD POINT, INVERNESS, FL 34450,, hereinafter called the Grantee:

(Wherever used herein the terms "Grantor" and "Grantee" shall include singular and plural, 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 TEN DOLLARS (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantee all that certain land situate, lying and being in CITRUS County, State of Florida, viz:

**SEE ATTACHED 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 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 easements, restrictions and reservations of record, if any, and taxes accruing subsequent to December 31, 2002.

**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:

Jeff Jenks  
Witness:  
Jeff Jenks  
PRINTED NAME

Anita D Casdorff  
Witness:  
Anita D Casdorff  
PRINTED NAME

Paul D. Endicott  
PAUL D. ENDICOTT  
Address: 2855 WYNRIDGE DRIVE  
GROVE CITY, OH 43123  
Loretta Endicott  
LORETTA ENDICOTT  
Address: 2855 WYNRIDGE DRIVE  
GROVE CITY, OH 43123

STATE OF OHIO  
COUNTY OF Franklin

I hereby certify that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared PAUL D. ENDICOTT and LORETTA ENDICOTT, HIS WIFE, who produced the identification described below, and who acknowledged before me that they executed the foregoing instrument. Witness my hand and official seal in the county and state aforesaid this 18 day of February, 2003.

Anita D Casdorff  
Notary Public:  
Identification Examined: Anita D Casdorff  
DRIVERS LICENSE  
**ANITA D. CASDORPH**  
NOTARY PUBLIC, STATE OF OHIO  
MY COMMISSION EXPIRES APRIL 30, 2007



EXHIBIT "A"

**PARCEL #1:**

THE EAST ONE-HALF OF THE FOLLOWING DESCRIBED PROPERTY:

COMMENCE AT THE NE CORNER OF SECTION 35, TOWNSHIP 18 SOUTH, RANGE 19 EAST, THENCE S 0 DEG 01'E, ALONG THE EAST LINE OF SAID SECTION 35, A DISTANCE OF 1328.25 FEET TO THE SE CORNER OF THE NE 1/4 OF THE NE 1/4 OF SAID SECTION 35, SAID POINT ALSO BEING THE NE CORNER OF LOT 8, HIGHLAND RIDGE, AS RECORDED IN PLAT BOOK 4, PAGE 101, PUBLIC RECORDS OF CITRUS COUNTY, FLORIDA, THENCE S 89 DEG 42'W, ALONG THE SOUTH LINE OF SAID NE 1/4 OF THE NE 1/4 AND THE NORTH LINE OF SAID HIGHLAND RIDGE, A DISTANCE OF 327.77 FEET, THENCE N 0 DEG 01'W, ALONG THE WEST LINE OF THE EAST 10 ACRES OF SAID NE 1/4 OF THE NE 1/4 AND PARALLEL TO SAID EAST LINE, A DISTANCE OF 303.10 FEET TO THE POINT OF BEGINNING, THENCE CONTINUE N 0 DEG 01' W, PARALLEL TO SAID EAST LINE, A DISTANCE OF 151.55 FEET, THENCE S 89 DEG 42'W, PARALLEL TO SAID SOUTH LINE A DISTANCE OF 574.86 FEET, THENCE S 0 DEG 01"E, A DISTANCE OF 151.55 FEET, THENCE N 89 DEG 42'E, A DISTANCE OF 574.86 FEET TO THE POINT OF BEGINNING, BEING PARCEL 4, OF AN UNRECORDED SUBDIVISION.

TOGETHER WITH AN EASEMENT ACROSS LANDS DESCRIBED AS FOLLOWS: COMMENCE AT THE NE CORNER OF SECTION 35, TOWNSHIP 18 SOUTH, RANGE 19 EAST, THENCE S 0 DEG 01'E, ALONG THE EAST LINE OF SAID SECTION 35, A DISTANCE OF 1328.25 FEET TO THE SE CORNER OF THE NE 1/4 OF NE 1/4 OF SAID SECTION 35, SAID POINT ALSO BEING THE NE CORNER OF LOT 8, OF HIGHLAND RIDGE, AS RECORDED IN PLAT BOOK 4, PAGE 101, PUBLIC RECORDS OF CITRUS COUNTY, FLORIDA, THENCE S 89 DEGREES 42'W, ALONG THE SOUTH LINE OF SAID NE 1/4 OF NE 1/4 AND THE NORTH LINE OF SAID HIGHLAND RIDGE, A DISTANCE OF 902.63 FEET TO THE POINT OF BEGINNING, THENCE CONTINUE S 89 DEG 42'W, A DISTANCE OF 12 FEET, THENCE N 0 DEG 01'W, PARALLEL TO SAID EAST LINE, A DISTANCE OF 454.65 FEET, THENCE N 89 DEG 42'E, PARALLEL TO SAID SOUTH LINE, A DISTANCE OF 12 FEET, THENCE S 0 DEG 01'E, A DISTANCE OF 454.65 FEET TO THE POINT OF BEGINNING.

AND TOGETHER WITH AN EASEMENT ACROSS THAT PART OF THE SOUTH 12 FEET OF THE NE 1/4 OF NE 1/4 OF SECTION 35, TOWNSHIP 18 SOUTH, RANGE 19 EAST, LYING EAST OF THE SEABOARD AIR LINE RAILROAD RIGHT-OF-WAY, LESS THE EAST 902.63 FEET THEREOF.

(CONTINUED ON NEXT PAGE)

031-02008

**PARCEL #2:**

THE EAST ½ OF THE FOLLOWING DESCRIBED LAND:

COMMENCE AT THE NE CORNER OF SECTION 35, TOWNSHIP 18 SOUTH, RANGE 19 EAST, THENCE S 0 DEG 01'E, ALONG THE EAST LINE OF SAID SECTION 35, A DISTANCE OF 1328.25 FEET TO THE SE CORNER OF THE NE 1/4 OF THE NE 1/4 OF SAID SECTION 35, SAID POINT ALSO BEING THE NE CORNER OF LOT 8, HIGHLAND RIDGE, AS RECORDED IN PLAT BOOK 4, PAGE 101, PUBLIC RECORDS OF CITRUS COUNTY, FLORIDA, THENCE S 89 DEG 42'W, ALONG THE SOUTH LINE OF SAID NE 1/4 OF THE NE 1/4 AND THE NORTH LINE OF SAID HIGHLAND RIDGE, A DISTANCE OF 327.77 FEET, THENCE N 0 DEG 01'W, ALONG THE WEST LINE OF THE EAST 10 ACRES OF SAID NE 1/4 OF THE NE 1/4 AND PARALLEL TO SAID EAST LINE, A DISTANCE OF 151.55 FEET TO THE POINT OF BEGINNING, THENCE CONTINUE N 0 DEG 01'W, PARALLEL TO SAID EAST LINE, A DISTANCE OF 151.55 FEET, THENCE S 89 DEG 42'W, PARALLEL TO SAID SOUTH LINE, A DISTANCE OF 574.86 FEET, THENCE S 01 DEG E, A DISTANCE OF 151.55 FEET, THENCE N 89 DEG 42'E, A DISTANCE OF 574.86 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH AN EASEMENT, TO BE USED IN COMMON WITH OTHERS, OF INGRESS AND EGRESS OVER AND ACROSS THE FOLLOWING DESCRIBED LAND:

COMMENCE AT THE NE CORNER OF SECTION 35, TOWNSHIP 18 SOUTH, RANGE 19 EAST, THENCE S 0 DEG 01'E, ALONG THE EAST LINE OF SAID SECTION 35, A DISTANCE OF 1328.25 FEET TO THE SE CORNER OF THE NE 1/4 OF NE 1/4 OF SAID SECTION 35, SAID POINT ALSO BEING THE NE CORNER OF LOT 8, OF HIGHLAND RIDGE, AS RECORDED IN PLAT BOOK 4, PAGE 101, PUBLIC RECORDS OF CITRUS COUNTY, FLORIDA, THENCE S 89 DEGREES 42'W, ALONG THE SOUTH LINE OF SAID NE 1/4 OF NE 1/4 AND THE NORTH LINE OF SAID HIGHLAND RIDGE, A DISTANCE OF 902.63 FEET TO THE POINT OF BEGINNING, THENCE CONTINUE S 89 DEG 42'W, A DISTANCE OF 12 FEET, THENCE N 0 DEG 01'W, PARALLEL TO SAID EAST LINE, A DISTANCE OF 303.10 FEET, THENCE N 89 DEG 42'E, PARALLEL TO SAID SOUTH LINE, A DISTANCE OF 12 FEET, THENCE S 0 DEG 01' E, A DISTANCE OF 303.10 FEET TO THE POINT OF BEGINNING.