

Return to: **MARILYN SKLAR APPEL**
5202 S. RIVERVIEW CIR.
HOMOSASSA, FL 34448

Prepared by: **Carl L. Dornshuld, Esquire**
Attorney and Counselor at Law
35044 Haines Creek Rd.
Leesburg, Florida 34788

Property Appraiser's Parcel Identification No.



OFFICIAL RECORDS
CITRUS COUNTY
BETTY STRIFLER
CLERK OF THE CIRCUIT COURT
RECORDING FEE: \$24.00
DOCUMENTARY TAX: \$0.70
2003074092 BK:1667 PG:1715-1719
12/02/2003 02:27 PM 5 PGS
KCCR,DC Receipt #043769

QUIT CLAIM DEED

*(The terms "Grantor" and "Grantee" herein shall be construed to include all genders
and singular or plural as the context indicates)*

Made NOV 14 2003, between

MARILYN SKLAR APPEL, formerly known as Marilyn Appel, an unmarried woman,
whose post office address is: **5202 S. RIVERVIEW CIR., HOMOSASSA, FL 34448**
of the County of **CITRUS**, State of Florida, **Grantor**, and

**"The MARILYN SKLAR APPEL Revocable Living Trust, dated NOV 14 2003,
MARILYN SKLAR APPEL, Grantor and/or Trustee."**
whose post office address is: **5202 S. RIVERVIEW CIR., HOMOSASSA, FL 34448**
of the County of **CITRUS**, State of Florida, **Grantee**

WITNESSETH: the said Grantor, for and in consideration of the sum of Ten Dollars (\$10.00), and
other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt
whereof is hereby acknowledged, has granted, bargained and sold to the said Grantee, and Grantee's
heirs, successors and assigns forever, all interest Grantor has in the following described real estate,
situate, lying and being in the **County of CITRUS** in the **State of FLORIDA** to wit:

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

Grantor represents that this is Grantor's homestead property.

**This deed has been prepared without examination of title and solely from information
provided by the Grantor.**

**Subject to a "Life Estate" in which the Grantor reserves the right to reside on this property
for the remainder of Grantor's natural life.**

QUIT CLAIM DEED

(continued)

Subject also to easements, rights of way, and other restrictions of record or apparent, if any, including any applicable restrictions on the deed or other form of conveyance which last conveyed said property to the Grantor, except that this reference to previous restrictions is not intended to resurrect or reinstate restrictions which have ceased to exist. Inasmuch as these are readily ascertainable by reviewing existing documents and public records, said easements and other restrictions have intentionally not been rewritten herein. Subject also to taxes and assessments for which Grantor would otherwise have been responsible for the current year and subsequent years.

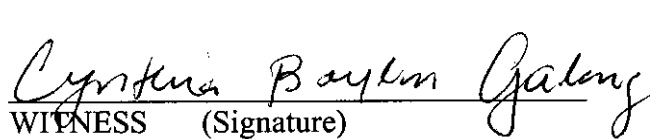
Together with all tenements, hereditaments and appurtenances thereto.

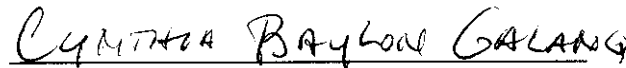
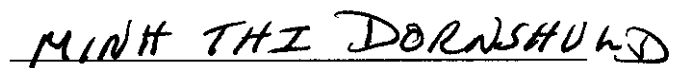
TO HAVE AND TO HOLD, THE SAME IN FEE SIMPLE FOREVER.

IN WITNESS WHEREOF, Grantor has executed or caused this Deed to be executed under seal the day and year first above written.


MARILYN SKLAR APPEL
f/k/a Marilyn Appel

Signed, sealed and delivered in the presence of:

 
WITNESS (Signature) WITNESS (Signature)

 
WITNESS (Print Name) WITNESS (Print Name)

QUIT CLAIM DEED

(continued)

EXHIBIT "A"

LEGAL DESCRIPTION

A portion of Lot 20 in Block 30, of RIVERHAVEN VILLAGE, according to the map or plat thereof recorded in Plat Book 9, Pages 31 - 53 inclusive, and as corrected in "Corrected" Plat Book 9, Pages 51, 52 and 53, Public Records of Citrus County, Florida, being more particularly described as follows:

Commence at the most Easterly corner of Lot 20 in Block 30, of RIVERHAVEN VILLAGE, according to the map or plat thereof recorded in Plat Book 9, Pages 31 - 53 inclusive, and as corrected in "Corrected" Plat Book 9, Pages 51, 52, and 53, Public Records of Citrus County, Florida, said point being on a curve, concaved Northwesterly, having a central angle of 15° 43' 37" and a radius of 875 feet, thence Southwesterly along the arc of said curve and along the Southeasterly line of said Lot 20, a distance of 2.01 feet to the POINT OF BEGINNING, (chord bearing and distance between said points being S 56° 24' 09" W. 2.01 feet), thence continue Southwesterly along the arc of said curve and along said Southeasterly line a distance of 40.01 feet to a point (chord bearing and distance between said points being S 57° 46' 41" W. 40.01 feet), thence N 32° 07' 40" W. 85.17 feet, more or less, to a point on the waters of a canal, thence N 50° 56' 18" E. along said waters a distance of 39.89 feet to a point that bears N 32° 23' 15" W. from the Point of Beginning, thence S 32° 23' 15" E. 89.93 feet, more or less, to the Point of Beginning.

STATE OF FLORIDA)
) SS
COUNTY OF CITRUS)

Before me this NOV 14 2003, appeared **MARILYN SKLAR APPEL**

X who has produced Florida Drivers License as identification

and who, in my presence, did subscribe her name to the foregoing instrument, a **QUIT CLAIM DEED** dated NOV 14 2003, for Real Property described as:

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

and who, after being duly sworn, did swear that the statements contained therein are true and that she signed this document of her own free will.

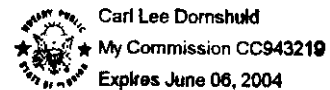
WITNESS my hand and official seal in the County and State last aforesaid.

Carl Lee Dornshuld
Notary Public (Signature)

SEAL

Notary Public: Carl Lee Dornshuld

My commission expires:



NOTARIAL CERTIFICATE

(continued)

EXHIBIT "A"

LEGAL DESCRIPTION

A portion of Lot 20 in Block 30, of RIVERHAVEN VILLAGE, according to the map or plat thereof recorded in Plat Book 9, Pages 31 - 53 inclusive, and as corrected in "Corrected" Plat Book 9, Pages 51, 52 and 53, Public Records of Citrus County, Florida, being more particularly described as follows:

Commence at the most Easterly corner of Lot 20 in Block 30, of RIVERHAVEN VILLAGE, according to the map or plat thereof recorded in Plat Book 9, Pages 31 - 53 inclusive, and as corrected in "Corrected" Plat Book 9, Pages 51, 52, and 53, Public Records of Citrus County, Florida, said point being on a curve, concaved Northwesterly, having a central angle of 15° 43' 37" and a radius of 875 feet, thence Southwesterly along the arc of said curve and along the Southeasterly line of said Lot 20, a distance of 2.01 feet to the POINT OF BEGINNING, (chord bearing and distance between said points being S 56° 24' 09" W. 2.01 feet), thence continue Southwesterly along the arc of said curve and along said Southeasterly line a distance of 40.01 feet to a point (chord bearing and distance between said points being S 57° 46' 41" W. 40.01 feet), thence N 32° 07' 40" W. 85.17 feet, more or less, to a point on the waters of a canal, thence N 50° 56' 18" E. along said waters a distance of 39.89 feet to a point that bears N 32° 23' 15" W. from the Point of Beginning, thence S 32° 23' 15" E. 89.93 feet, more or less, to the Point of Beginning.