

2005102601 2 PGS

Prepared By and Return To:
Paul Corley
Southern Trust Land Title, Inc.
1520-B Lafayette Street
Cape Coral, FL 33904
Parcel ID#: 191920090014700150

OFFICIAL RECORDS
CITRUS COUNTY
BETTY STRIFLER
CLERK OF THE CIRCUIT COURT
RECORDING FEE: \$18.50
DOCUMENTARY TAX: \$164.50
2005102601 BK:1939 PG:1578
11/18/2005 12:06 PM 2 PGS
JPARRISH,DC Receipt #059493

Incidental to the issuance of a title insurance policy

SPACE ABOVE THIS LINE FOR RECORDING

THIS WARRANTY DEED, made this 3 day of November, 2005, by **Ruby Alford N/K/A Ruby Alford Fox**, herein called the Grantor, to **Equity Group LLC**, a Utah Limited Liability Company, whose post office address is 51 W. Center, Suite 502, Orem, UT 84057, 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 Grantor, for and in consideration of the sum of Ten and 00/100 (\$10.00) Dollars and other valuable considerations, the receipt and sufficiency of which is hereby acknowledged, hereby gives, 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 15, 16, 17 and 18, Block 147, Inverness Highlands Unit No. 9, according to the plat thereof as recorded in Plat Book 2, pages 175 through 177, inclusive, Public Records of Citrus County, Florida.

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.

Property is vacant land and is not nor has been the homestead of the Grantor or attached thereto.

AND, the Grantor hereby covenants with the 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 taxes accruing subsequent to December 31, 2004.

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:

Kimberly D. Miner

Witness #1 Signature

Kimberly D. Miner

Witness #1 Printed Name

Ruby Alford Fox

Ruby Alford N/K/A Ruby Alford Fox
2903 S Buckley Pt., Inverness, FL 34450-7506

RA

J.W. mork

Witness #2 Signature Printed

[Signature]
Witness #2 Printed Name *R. Johnson*

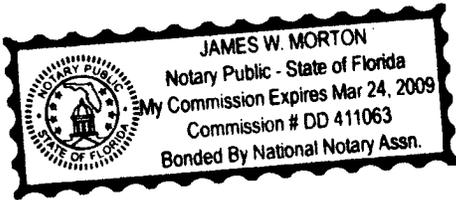
State of FLA

County of St. Johns, ss.

The foregoing instrument was acknowledged, before me, this 3 day of November, 2005, by Ruby Alford N/K/A Ruby Alford Fox, who is personally known to me or who has produced *Ruby Alford* as identification.

F200 159 377450

Seal



[Signature]
Notary Public
J.W. mork

Printed Notary Name
My Commission Expires:

[Handwritten mark]