

OFFICIAL RECORDS  
CITRUS COUNTY  
BETTY STRIFLER  
CLERK OF THE CIRCUIT COURT  
RECORDING FEE: \$10.00  
DOCUMENTARY TAX: \$0.70  
# 2006056258 BK: 2038 PG: 1034  
08/11/2006 08:29 AM 1 PG  
AHOLMES, DC Receipt #033556



This instrument prepared by and return to:  
MICHAEL T. KOVACH, JR., Esquire  
KOVACH & ASSOCIATES, P.A.  
111 West Main Street  
Inverness, FL 34450

Property Appraiser's Parcel Identification  
No. 15-18S-19E-0020-2480

**QUIT-CLAIM DEED**

THIS QUIT-CLAIM DEED, executed this 2nd day of August, 2006, by JENNIFER L. TRUDELL n/k/a JENNIFER L. METTS, a single woman, whose mailing address is 5600 North Highland Park Drive, Hernando, Florida 34442, hereinafter called the Grantor and referred to in the singular, to LEONARD J. METTS, a single man, whose mailing address is 5600 North Highland Park Drive, Hernando, Florida 34442, herein called the Grantee:

WITNESSETH, That the said Grantor, for and in consideration of the sum of \$10.00 and other valuable consideration, in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said Grantee all of the right, title and interest, claim and demand which the Grantor has in and to the following described lot, piece or parcel of land situate, lying and being in the County of Citrus, State of Florida, to wit:

**Lot 248 Forest Lake North, according to the plat thereof, as recorded in Plat Book 8, Pages 101 through 105, Inclusive, Public Records of Citrus County, Florida**

Subject to all mortgages, liens and encumbrances of record.

SUBJECT to all easements, restrictions, covenants, limitations and conditions of record, if any.

This transfer is incident to a Dissolution of Marriage action between the parties.

**THIS INSTRUMENT PREPARED BY INFORMATION PROVIDED TO SCRIVENER BY GRANTOR. SCRIVENER DOES NOT GUARANTEE TITLE OR DESCRIPTION.**

**FLOOD HAZARD WARNING**

This property may be subject to flooding. You should contact local building and zoning officials and obtain the latest information regarding flood elevations and restrictions on development before making plans for the use of this property.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said Grantor, either in law or equity, to the only proper use, benefit and behoof of the said Grantee.

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:

Paula Castro  
Paula Castro, Witness

Jennifer L. Trudell  
Jennifer L. Trudell

Jennifer L. Tucker  
Jennifer L. Tucker, Witness

Jennifer L. Metts  
n/k/a Jennifer L. Metts

STATE OF FLORIDA  
COUNTY OF CITRUS

The foregoing instrument was acknowledged before me this 2nd day of August, 2006 by Jennifer L. Trudell n/k/a Jennifer L. Metts who produced a Florida Driver's License # M320-432-75-510-0 as identification.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal on the date as shown hereinabove.

Jennifer L. Tucker  
Commissioner  
My Commission Expires  
**JENNIFER L. TUCKER**  
Notary Public State of Florida  
My Comm. Exp. August 9, 2009  
Comm. No. DD450313