

2008026228 2 PGS

PREPARED BY: 7
VIRGINIA B. ROBINSON
58 FOGGY HOLLAR LN
SPRUCE PINE
NC 28777-9180

OFFICIAL RECORDS
CITRUS COUNTY
BETTY STRIFLER
CLERK OF THE CIRCUIT COURT
RECORDING FEE: \$18.50
2008026228 BK: 2219 PG: 1284
05/28/2008 04:47 PM 2 PGS
JSOSNICKI, DC Receipt #014180

Above Space Reserved for Recording

[If required by your jurisdiction, list above the name & address of: 1) where to return this form; 2) preparer; 3) party requesting recording.]

Warranty Deed

Date of this Document: MAY 27 2008

Reference Number of Related Documents: 1060192

Grantor(s):

Name ROBERT C WELLS
Street Address 1920 NW 16TH CT
City/State/Zip CRYSTAL RIVER FL 34428-5045

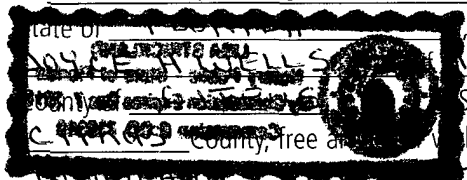
Grantee(s):

Name ROBERT C & JOYCE H WELLS (HUSBAND & WIFE) & VIRGINIA B ROBINSON
Street Address 1920 NW 16TH CT
City/State/Zip CRYSTAL RIVER FL 34428-5045
J.T.W.R.O.S.

Abbreviated Legal Description (i.e., lot, block, plat, or section, township, range, quarter/quarter or unit, building and condo name): WOODLAND ESTS UNIT 1 PB 3 PG 48 LOT 15 & N 1/2 OF LOT 14 BLK 7

Assessor's Property Tax Parcel/Account Number(s): 17 18S 17E 0010 00070 0150

For good consideration, ROBERT C WELLS
of 1920 NW 16TH CT, County of CITRUS



hereby bargain, deed and convey to ROBERT C & WIFE
1920 NW 16TH CT & J.T.W.R.O.S. VIRGINIA B. ROBINSON

State of FLORIDA, the following described land in
County, Free and Clear with WARRANTY COVENANTS; to wit: 1060192

WOODLAND ESTS UNIT 1 PB 3 PG 48 LOT 15 & N 1/2 OF
LOT 14 BLK 7 ZONING: RIA SINGLE FAMILY DWELLING
PARCEL MAP LOCATION: Sec: 17 Twp: 18S Rng: 17E

NORTH 1/2 OF LOT 14 IN BLOCK 7 OF WOODLAND ESTATES, UNIT NO. 1,
ACCORDING to the MAP OR PLAT thereof RECORDED IN PLAT BOOK 3,
PAGE 48, PUBLIC RECORDS OF CITRUS COUNTY, FLORIDA, AND LOT
15, BLOCK 7 OF WOODLAND ESTATES, UNIT NO. 1, ACCORDING to the
MAP OR PLAT thereof AS RECORDED IN PLAT BOOK 3, PAGE 48,
PUBLIC RECORDS OF CITRUS COUNTY, FLORIDA

Grantor, for itself and its heirs, hereby covenants with Grantee, its heirs, and assigns, that Grantor is lawfully seized in fee simple of the above-described premises; that it has a good right to convey; that the premises are free from all encumbrances; that Grantor and its heirs, and all persons acquiring any interest in the property granted, through or for Grantor, will, on demand of Grantee, or its heirs or assigns, and at the expense of Grantee, its heirs or assigns, execute any instrument necessary for the further assurance of the title to the premises that may be reasonably required; and that Grantor and its heirs will forever warrant and defend all of the property so granted to Grantee, its heirs, and assigns, against every person lawfully claiming the same or any part thereof.

Being the same property conveyed to the Grantor by deed of 1920 NW 16TH CT, dated MAY 27, 2008.

WITNESS the hands and seal of said Grantor this 27 day of MAY, 2008.

Nancy M. Davis
NANCY M. DAVIS
Lisa Strickland
LISA STRICKLAND
State of Florida
County of Citrus

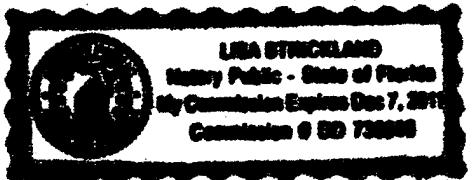
Robert C Wells
Grantor
ROBERT C WELLS
Grantor

On May 27, 2008, before me, LISA STRICKLAND, personally appeared ROBERT C WELLS (personally known to me) (or 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.

Signature Lisa Strickland

Affiant Known Unknown
ID Produced personally known to me

(Seal) 
Commission # DD 736348