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repared by:
Jeri Lynn Diehl
National Title Group, LLC
547 W. Fort Island Trail, Suite C
Crystal River, FL 34429

OFFICIAL RECORDS
CITRUS COUNTY
BETTY STRIFLER
CLERK OF THE CIRCUIT COURT
RECORDING FEE: \$18.50
DOCUMENTARY TAX: \$787.50
2011019853 BK:2418 PG:1495
05/10/2011 09:21 AM 2 PGS
KCCR,DC Receipt #017377



Return to: GRANTEE

File Number: 2011678

(Space Above This Line For Recording Data)

Warranty Deed

This Warranty Deed made this 5th day of May, 2011, between Heidi A. Hulbert, a single woman, whose post office address is 2758 W. Century Blvd., Citrus Springs, FL 34434, grantor, and Ronald P. Murat Sr. and Kathleen M. Murat, husband and wife, whose post office address is 2785 W Century Blvd. Citrus Springs, FL 34434, grantee:

(Whenever 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, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum of TEN AND NO/100 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 and assigns forever, the following described land, situate, lying and being in the Citrus County, Florida, to-wit:

Lot 1, Block 449, Citrus Springs, Unit 4, according to the map or plat thereof as recorded in Plat Book 5, Pages 133 through 152, Public Records of Citrus County, Florida.

Parcel Identification Number: 18E 17S 10 0040 04490 0010

Subject to easements, restrictions and reservations of record and to taxes for the year 2011 and thereafter.

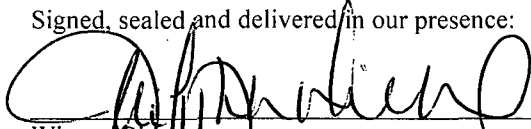
Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

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; that the grantor hereby fully 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, 2010.

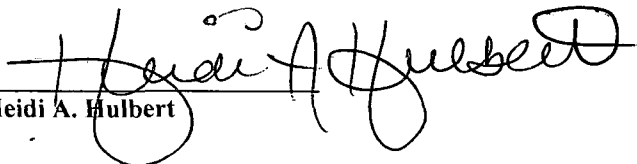
In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

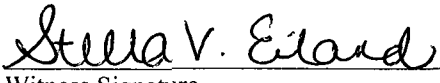


Witness Signature
Jeri Lynn Diehl

Witness Printed Name



Heidi A. Hulbert

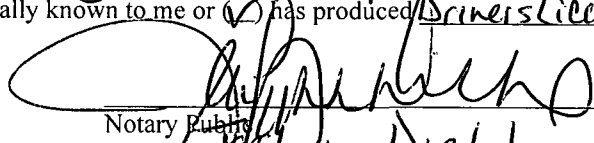


Witness Signature
Stella V. Eiland

Witness Printed Name

State of Florida
County of Citrus

The foregoing instrument was acknowledged before me this 5th day of May, 2011, by Heidi A. Hulbert, a single woman she () is personally known to me or () has produced Driver's License as identification.



Notary Public
Jeri Lynn Diehl

Notary Printed Name



My Commission Expires: _____

Septic System Re-Sale Inspection
 Authority: Chapter 42 – Citrus County Code

Date:	4/20/11
Buyer:	Murphy
Seller:	Aulbert
Physical Address:	2758 W. Century Blvd. Citrus Springs
Phone Number:	
Pumping Contractor:	Simply Septic Inc.

Septic Tank

Approximate Tank Volume:	900	Gallons	
Material:	<input checked="" type="checkbox"/> Concrete	<input type="checkbox"/> Fiberglass	<input type="checkbox"/> Other
Pumping Performed	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	
Baffle and Tees Intact and Secure	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	
Outlet Filter	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	
Tank is Free of Structural Defects	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	
Lid and Manholes Properly Fitted	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	

Dosing Tank

N/A

Approximate Tank Volume:		Gallons	
Material:	<input type="checkbox"/> Concrete	<input type="checkbox"/> Fiberglass	<input type="checkbox"/> Other
Pump is Functional and Performing	<input type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Pump is Elevated	<input type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Check Valve	<input type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Working Alarm	<input type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Electrical Connections Secure	<input type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Tank Protected From Surface Water Infiltration	<input type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A

Drainfield

Drainfield Type	<input type="checkbox"/> Rock	<input type="checkbox"/> Alt. Product	<input checked="" type="checkbox"/> Other	PTI
Configuration	<input checked="" type="checkbox"/> Trench	<input type="checkbox"/> Bed	<input type="checkbox"/> Mound	<input type="checkbox"/> Subsurface
Approximate Size	300+ Square Feet			
Visible Signs of Seepage	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No		
Visible Signs of Previous Failure	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No		
Ponding of Sewage	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No		
Downspouts Directed Towards Drainfield	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No		

System Appears Functional (Signature) D. N. Jull

This inspection is designed to assess the condition of a system at a particular moment in time. This inspection will identify obvious substandard systems, for example systems without drain fields. This inspection is not designed to determine precise code compliance, nor precise information to demonstrate that the system will adequately serve the use to be placed on it by this or any subsequent owner.

A copy of this inspection must be provided to:
 Citrus County Environmental Health
 3650 W Sovereign Path, Suite 2
 Lecanto, FL 34461
 Fax: (352) 527-5564