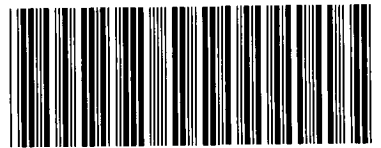


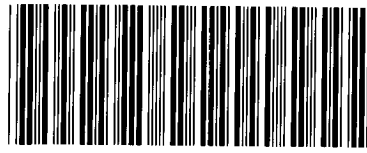
10-10
170-10

THIS INSTRUMENT PREPARED BY AND RETURN TO:

Dawn Martone
American Title Services of Citrus County, Inc.
2230 Highway 44 West
Inverness, Florida 34453
Property Appraisers Parcel I.D. No:



2013002266 1 PG



2013005504 1 PG

OFFICIAL RECORDS
CITRUS COUNTY
ANGELA VICK
CLERK OF THE CIRCUIT COURT
RECORDING FEE: \$10.00
DOCUMENTARY TAX: \$170.10
2013002266 BK: 2527 PG: 283
01/16/2013 02:08 PM 1 PG
JCARROLL, DC Receipt #002102

Space

THIS WARRANTY DEED, made the 27th day of **December, 2012** by **BIANCA M. DEAL, SUCCESSOR TRUSTEE, UNDER THAT CERTAIN TRUST AGREEMENT DATED JUNE 27TH, 2000**, herein called the grantor, to **WENDY S. HARPER, a ~~single~~ married woman**, whose post office address is, 4399 N. Pine Dr., Hernando, Florida 34442, 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 \$24,300.00 Dollars and other valuable considerations, receipt whereof is hereby acknowledged, hereby 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 3, BLOCK F, APACHE SHORES UNIT 13, A SUBDIVISION ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 8, PAGE 73, PUBLIC RECORDS OF CITRUS COUNTY, FLORIDA.

Together with that certain 1996 MERI mobile home.

ID no. C52939057A/title no. 70792405 and

ID no. C52939057B/title no. 70792406

Grantor hereby certifies that the above described property is not his/her constitutional homestead as made and provided by the laws of the State of Florida, and is not now and never has been contiguous to Grantor's homestead.

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, 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, 2011.

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:

Witness #1 Signature

Elizabeth Snyder
Witness #1 Printed Name

Witness #2 Signature

JASON BRESCIA
Witness #2 Printed Name

BIANCA M. DEAL, SUCCESSOR TRUSTEE
UNDER THAT CERTAIN TRUST AGREEMENT
DATED JUNE 27TH, 2000
9682 - 108th AVENUE NORTH, LARGO, FL 33773

STATE OF FLORIDA
COUNTY OF CITRUS **PINEHILLS**

The foregoing instrument was acknowledged before me this 27th day of December, 2012 by BIANCA M. DEAL, SUCCESSOR TRUSTEE, UNDER THAT CERTAIN TRUST AGREEMENT DATED JUNE 27TH, 2000 who is personally known to me or has produced **Driver's License** as identification.

SEAL



ELIZABETH SNYDER
NOTARY PUBLIC
STATE OF FLORIDA
Comm# EE854815
Expires 11/30/2016

Notary Public

Elizabeth Snyder
Printed Notary Name

My commission expires: 11/30/2016

File No: 12-24406

OFFICIAL RECORDS
CITRUS COUNTY
ANGELA VICK
CLERK OF THE CIRCUIT COURT
RECORDING FEE: \$10.00
2013005504 BK: 2531 PG: 289
02/04/2013 04:26 PM 1 PG
BTENNEY, DC Receipt #005051

*this document is being re-recorded to correct the grantee's marital status.