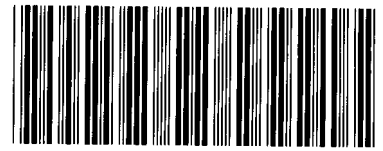


This Document was prepared by  
Betsy Futch  
900 N SwallowTail Dr  
Suite 108  
Port Orange FL 32127



2013030706 1 PG

### Warranty Deed

Made this May 28, 2013, A.D. By DMX Enterprise Inc. A Florida Corporation whose address 900 N Swallow Tail Dr Port Orange FL 32127 hereinafter called the grantor SG Real Properties LLC the grantee whose address is: 13211 Long Green Pike Hydes MD 21082(Whenever used herein the term "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 Dollars, (\$10.00) 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 Florida, viz:  
Parcel ID: 18E17S100270 14710 0110

**Lot 11, Block 1471, Citrus Springs Unit 27, according to the Plat thereof as recorded in Plat Book 9, Pages 54 through 70, of the 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

**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, 2012

**In Witness whereof**, the said grantor has signed and sealed these presents the day and year first above written.

*Signed, sealed and delivered in our presence:*

David B McCutcheon, DMX Enterprise Inc.

Betsy R. Futch  
Witness Printed Name

David B. McCutcheon, President, of:  
DMX Enterprise Inc. A Florida Corporation

whose address is:, 900 N Swallow Tail Dr Suite 108  
Port Orange FL 32127

Jane Hill  
Witness Printed Name

OFFICIAL RECORDS  
CITRUS COUNTY  
ANGELA VICK  
CLERK OF THE CIRCUIT COURT  
RECORDING FEE: \$10.00  
DOCUMENTARY TAX: \$15.40  
# 2013030706 BK:2562 PG:2076  
06/27/2013 03:32 PM 1 PG  
JBILLOTTI,DC Receipt #027969

State of Florida  
County of Volusia

The foregoing instrument was acknowledged before me this 28th day of May 2013, David B McCutcheon president who is/are personally known to me or who has produced \_\_\_\_\_ as identification



BETSY R. FUTCH  
NOTARY PUBLIC  
STATE OF FLORIDA  
Comm# EE101460  
Expires 8/13/2015

Notary Public  
Print Name: Betsy R. Futch  
My Commission Expires: 8/13/2015

Purchase  
2200.00  
Doc.  
15.40