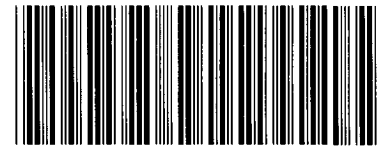


This instrument prepared by:  
Donald F. Perrin, Esq.  
DONALD F. PERRIN, P.A.  
Post Office Box 250  
Inverness, FL 34451-0250  
(352) 726 - 6767

Parcel I.D. No. 22 19S 20E 0060 0080



2013040146 2 PGS

OFFICIAL RECORDS  
CITRUS COUNTY  
ANGELA VICK  
CLERK OF THE CIRCUIT COURT  
RECORDING FEE: \$18.50  
DOCUMENTARY TAX: \$70.00  
# 2013040146 BK: 2574 PG: 1954  
08/23/2013 01:39 PM 2 PGS  
TSTEELFOX, DC Receipt #035965

**SPECIAL WARRANTY DEED**

THIS INDENTURE made this 22<sup>nd</sup> day of August, 2013 between

**BRANNEN BANK, a Florida State Banking Corporation**

a corporation existing under the laws of Florida, and having its principal place of business at **Post Office Box 1929, Inverness, FL 34451-1929**, hereinafter called the grantor, and

**DOLAN VINSON SMITH, II and JODY L. SMITH, husband and wife**

whose post office address is: **8273 E. Fairway Loop, Inverness, FL 34450**, grantee\*.

That said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS, 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 said grantee, and grantee's heirs and assigns forever, the following described land situate, lying and being in **Citrus County, Florida**:

✓ **Lot 8, of DAVIS LAKE GOLF ESTATES UNIT NUMBER 6, according to the plat thereof as recorded in Plat Book 11, Page 125, of the Public Records of Citrus County, Florida.**

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

SUBJECT TO lien of taxes for 2013 and subsequent.

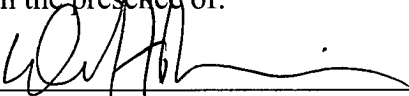
To have and to hold the premises together with all of the rights, hereditary property, ways, and appurtenances belonging or at all appertaining to the premises, to the grantee above named, grantee's heirs, successors and assigns forever.

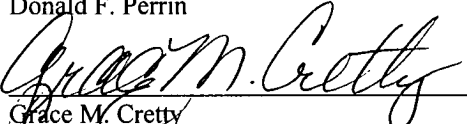
Grantor covenants that the premises are free from all encumbrances made by grantor, and grantor does hereby bind grantor and grantor's heirs, successors, and assigns to warrant and forever defend the title to the property to the grantee above named and grantee's heirs, successors and assigns, against every person lawfully claiming the property, or any part thereof, by, through, or under the grantor, but not otherwise.

*Perrin Box*

IN WITNESS WHEREOF, the grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered  
in the presence of:

  
\_\_\_\_\_  
Donald F. Perrin

  
\_\_\_\_\_  
Grace M. Cretty

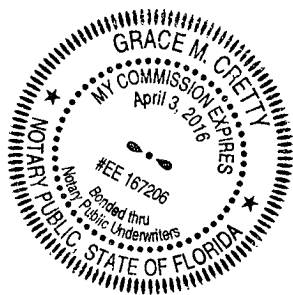
**BRANNEN BANK**

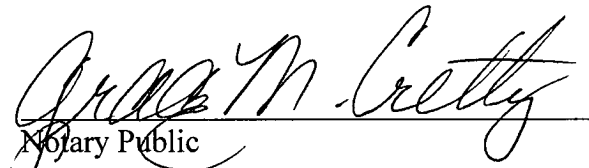
By:   
\_\_\_\_\_  
**Kimberly D. Whitton, Vice President**

STATE OF FLORIDA  
COUNTY OF CITRUS

I hereby certify that on this day, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared **KIMBERLY D. WHITTON**, known to me to be the **Vice President, of BRANNEN BANK, a Florida State Banking Corporation**, and that she has acknowledged executing the same for such corporation, freely and voluntarily, under authority duly vested in her by said corporation, and that the seal affixed thereto is the true corporate seal of said corporation, and that said individual is personally known to me.

WITNESS my hand and official seal in the County and State last aforesaid this 22<sup>nd</sup> day of August, 2013.



  
\_\_\_\_\_  
Notary Public