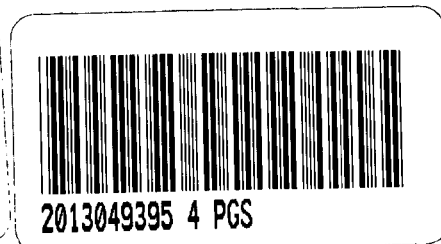
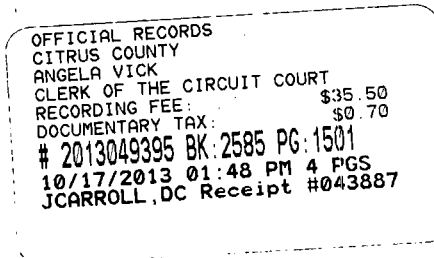


Prepared by and return to:  
Richard S. McIver, Esq.  
Kass, Shuler, Solomon, Spector  
Foyle & Singer, P.A.  
P.O. Box 800  
Tampa, Florida 33601-0800



REO-130063

**WARRANTY DEED**

This WARRANTY DEED is made this 8 day of February, 2013 by and between **CENLAR, FSB** as Grantor, whose post office address is 425 Phillips Blvd., Ewing, NJ 08618 and **FEDERAL HOME LOAN MORTGAGE CORPORATION**, its successors and/or assigns, as Grantee, whose post office address is 5000 Plano Pkwy, Carrollton, TX 75010. (All references to the parties herein shall include their heirs, personal representatives, successors, and assigns; and when applicable the singular shall include the plural, and the masculine shall include the feminine and neuter).

WITNESS: That Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00), to him in hand paid by Grantee, the receipt of which is hereby acknowledged, has granted, bargained, and sold to Grantee forever, the real property situated in **Citrus County** Florida, legally described as follows:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Parcel ID: 18E20S130010 00880 0010

AKA: 2 Black Willow Ct N, Homosassa, Florida 34446

TO HAVE AND TO HOLD the above described property, with all improvements thereon, unto Grantee in fee simple forever.

AND Grantor does hereby covenant with Grantee that said described property is free from all liens and encumbrances except (a) conditions, restrictions, limitations, and easements of record, if any, but this provision shall not operate to reimpose the same; (b) zoning and other governmental regulations; and (c) taxes and assessments for the current year and subsequent years.

AND the said Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomever.

EXECUTED the date first stated above.

Grantor

Signed, Sealed and Delivered  
in the presence of:

**CENLAR, FSB**

[Signature]  
Tim Jones (typed name)

By: [Signature]  
(typed name) **Jennifer Dobron**  
Assistant Secretary

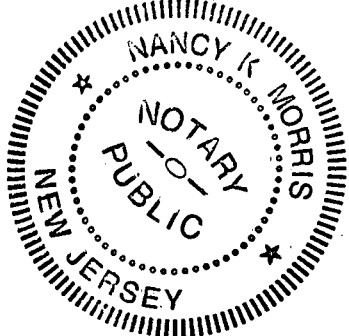
As its: 2/8/13

[Signature]  
Loa Schaber (typed name)

(Affix Corporate Seal Here)

STATE OF NJ  
COUNTY OF Merce

The foregoing instrument was acknowledged before me this 8 day of February, 2013 by **Jennifer Dobron** as **Assistant Secretary** of CENLAR, FSB., and on behalf of the corporation. He/she is personally known to me and did take an oath.



[Signature]  
**Nancy K. Morris**  
(typed name)  
Notary Public  
NANCY K. MORRIS  
NOTARY PUBLIC OF NEW JERSEY  
My Commission Expires January 22, 2018

**EXHIBIT "A" LEGAL DESCRIPTION**

**Lot 1, Block B-88, Sugarmill Woods, Cypress Village, according to the plat thereof as recorded in Plat Book 9, Page 86 through 150; Plat Book 10, Pages 1 through 159 and Plat Book 11, Pages 1 through 16, Public Records of Citrus County, Florida; as amended in Plat Book 9, Page 87-A, of the Public Records of Citrus County, Florida.**

**Parcel ID: 18E20S130010 00880 0010**

**AKA: 2 Black Willow Ct N, Homosassa, Florida**

**34446**

REO-130063

## CENLAR FSB CERTIFICATE

Exhibit "A"

I, F. Dee Lowe, Secretary of Cenlar FSB, a federally chartered savings bank ("the Bank") hereby certify as follows:

The persons identified below have been duly appointed to the positions with the Bank that appear opposite their names as do specimens of their true and correct signatures:

Name	Position	Signature
<del>Sharyn Anderson</del>	<del>Assistant Secretary</del>	<del>_____</del>
Michael Blair	Vice President	_____
Francine Bryant	Second Vice President	_____
Kathleen D'Amore	Vice President	_____
<u>Jennifer Dobron</u>	<u>Assistant Secretary</u>	_____
Marianne Doroba	Vice President	_____
Kim Hagen	Second Vice President	_____
Lisa Hildreth	Second Vice President	_____
Steven T. Kravitz	Vice President	_____
Angela Pulli	Second Vice President	_____
Robert C. Weis	Senior Vice President	_____

IN WITNESS WHEREOF, I have executed this Certificate this 12<sup>th</sup> day of July 2011.

  
 \_\_\_\_\_  
 F. Dee Lowe, Vice President & Secretary  
 Cenlar FSB

## **CENLAR FSB CORPORATE RESOLUTION**

---

RESOLVED, that the President, any Sr. Vice President, Vice President, Second Vice President, Assistant Vice President, Secretary or Assistant Secretary of Cenlar FSB, shall be and hereby are individually authorized to sign, execute, and acknowledge, in the name of or on behalf of the savings bank, all assignments, modifications, discharges, partial discharges or satisfactions of mortgages, and conveyances consisting of deeds, foreclosure deeds, releases and the like which may be expedient or necessary in the ordinary course of the business of the savings bank.

I, F. Dee Lowe, Secretary of Cenlar FSB, a federally chartered savings bank, do hereby certify that the foregoing resolution was duly adopted at a meeting of the Board of Directors of Cenlar FSB, duly called, held and convened, on July 31, 1997, according to law and the bylaws of the savings bank, a quorum being present and voting thereon, and is in full force and effect.



F. Dee Lowe, Secretary  
(Corporate Seal)

