

Prepared by and return to:  
JOHN H. EDEN IV, ESQ.  
Fla Bar No. 910449  
P.O. Box 2755  
Inverness, Florida 34451  
(352) 726-1224

**PERSONAL REPRESENTATIVE'S DEED**

THIS deed this 12 day of January, 2019, between **VALERIE BORRY**, Individually and as Personal Representative of the Estate of **CURTIS M. WATROUSE**, deceased, whose post office address is 122 Brown St., Kennebunk, ME 04043, Grantor, to **VALERIE BORRY**, a single woman, whose address is 122 Brown St., Kennebunk, ME 04043, Grantee.

**W I T N E S S E T H:**

That the said Grantor, for and in consideration of the full power and authority to sell, transfer and convey the real property contained in the probate estate of **CURTIS M. WATROUSE**, and pursuant to the terms of said decedent's Last Will and Testament and the Letters of Administration issued to the Grantor in Probate File No. 2018CP554, in the Circuit Court of Citrus County, Florida, has granted, bargained and sold to the Grantee, the following described land situate, lying and being in the County of Citrus and State of Florida, to-wit:

**LOT 13, BLOCK 6, ROYAL OAKS SECOND ADDITION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGES 46 THROUGH 48, OF THE PUBLIC RECORDS OF CITRUS COUNTY, FLORIDA.**

**A/K/A 3578 S. BELGRAVE DR., INVERNESS, FLORIDA**

**PARCEL I.D. 20E19S290040 00060 0130**


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 whomsoever.

**IN WITNESS WHEREOF**, Grantor has hereunto set her hand and seal the day and year first above written.

Signed, sealed and delivered  
in the presence of:

  
Signature of witness

Patrick Collins  
Printed Name of witness

  
**VALERIE BORRY**, Personal  
Representative of  
Estate of **CURTIS M. WATROUSE**,  
deceased

Dianne L. Young  
Signature of witness

Dianne L. Young  
Printed Name of witness

STATE OF ~~MAINE~~ NH  
COUNTY OF Rockingham

The foregoing instrument was acknowledged before me this 2<sup>nd</sup>  
day of January, 2019, by VALERIE BORRY, Personal  
Representative of the Estate of CURTIS M. WATROUSE, Deceased,  
(NOTARY MUST CHECK ONE OF THE FOLLOWING:) [☒] who is personally  
known to me OR [☐] who has produced \_\_\_\_\_  
as identification and who did/did not take an oath.

MY COMMISSION EXPIRES:

NOTARY PUBLIC

Tanya M. Allen  
TANYA M. ALLEN  
Notary Public - New Hampshire  
My Commission Expires June 1, 2021

