

Prepared by:
Hillsborough Title, Inc.
Katelyn Lewis
1605 S. Alexander St. , #102
Plant City, FL 33563
File No.: PC19-58034
This Deed is prepared pursuant to the issuance of Title Insurance

GENERAL WARRANTY DEED

Made this March 15, 2019, A.D. by William P. Greene, a married man and William R. Greene, a married man, whose address is: 4635 47th Ave N., ST. Petersburg, FL 33714 hereinafter called the grantor, to Jeffrey Phillips and Rhonda G. Phillips, husband and wife, whose post office address is: 2819 Turkey Creek Road, Plant City, FL 33566, hereinafter called the grantee:

(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:

Lot 14, Block E, Chassahowitzka Village Unit 2, according to the map or plat thereof, as recorded in Plat Book 8, Page(s) 11, of the Public Records of Citrus County, Florida.

Together with that certian 2002 King mobile home situated on said property containing VIN numbers N810294A and N810294B

Parcel ID No.: 17E20S260090 000E0 0140

Subject to all reservations, covenants, conditions, restrictions and easements of record and to all applicable zoning ordinances and/or restrictions imposed by governmental authorities, if any.

Said property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) or any members of the household of Grantor(s) reside thereon.

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, 2018.

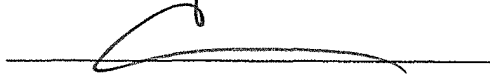
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1605 S. Alexander St. , #102
Plant City, FL 33563
incidental to the issuance of a title insurance policy
File No.: PC19-58034

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

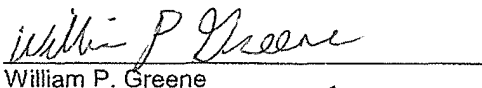
Signed and Sealed in Our Presence:



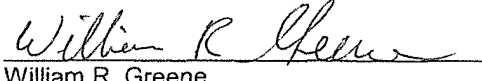
Witness Printed Name: Donna J. Moore



Witness Printed Name: Crystal Woods



William P. Greene



William R. Greene

Address:

4635 47th Ave N.
ST. Petersburg, FL 33714 P.
3901 55th AVE - N
St. Pete 33714-R

State of Florida
County of Pinellas

The foregoing instrument was acknowledged before me this 15th of March, 2019, by William P. Greene, a married man and William R. Greene, a married man, who is/are personally known to me or who has produced a valid driver's license as identification.



Notary Public

My Commission Expires: 2/14/19

(SEAL)

