

Prepared by and Return To:

Amanda Rowthorn
Wollinka Wikle Title Insurance Agency, a division of
LandCastle Title Group, LLC
7076 W. Gulf to Lake Highway
Crystal River, FL 34429

Order No.: CR311909047

For Documentary Stamp Tax purposes the
consideration is \$130,000.00

Doc Stamp: \$910.00

APN/Parcel ID(s): 2901853
2332859
2901829
2901811
2868937
3523640
3523377
3522765
3522773
3522768
2906383
3522771

WARRANTY DEED

THIS WARRANTY DEED dated September 27 2019, by KVG Development, LLC, A Florida Limited Liability Company, hereinafter called the grantor, to DT Villages Investment, LLC A Florida Limited Liability Company, whose post office address is 5085 E Rosehill Drive, Floral City, FL 34436, hereinafter called the grantee:

(Wherever used herein the terms "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 And No/100 Dollars (\$10.00) and other valuable consideration, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys, and confirms unto the grantee, all the certain land situated in the County of Citrus, State of Florida, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Subject to easements, restrictions, reservations and limitations of record, if any.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in any wise appertaining.

TO HAVE AND TO HOLD the same in Fee Simple forever.

WARRANTY DEED
(continued)

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.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Signed, Sealed and Delivered in the presence of:

W Downing
Witness Signature
Whitney Downing
Print Name
Perna Miller
Witness Signature
Perna Miller
Print Name

KVG Development, LLC, A Florida Limited Liability Company

BY: Kevin V. Giguere
Kevin V. Giguere
Managing Member

Address: 3433 E. Gulf to Lake Hwy
Inverness, FL 34453

State of Florida
County of Citrus

The foregoing instrument was acknowledged before me this 27 day of September 2019, by personally known by Kevin V. Giguere to me known to be the person(s) described in or who has/have produced _____ as identification and who executed the foregoing instrument and he/she/they acknowledged that he/she/they executed the same.

Witness my hand and official seal in the County and State last aforesaid this 27 day of September, 2019.

W Downing
NOTARY PUBLIC
My Commission Expires:

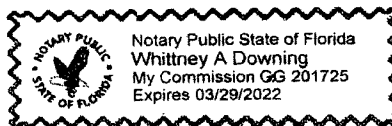


EXHIBIT "A"
Legal Description

Parcel 1:

Lots 12 through 20, Block 3, Inverness Village Unit 4, according to the map or plat thereof, as recorded in Plat Book 9, Page(s) 17 through 21, inclusive, of the Public Records of Citrus County, Florida.

Parcel 2:

Lots 37 and 38, Block 12, Inverness Village Unit 4, according to the map or plat thereof, as recorded in Plat Book 9, Page(s) 17 through 21, inclusive, of the Public Records of Citrus County, Florida.

Parcel 3:

Lots 20 through 24, Block 2, Inverness Village Unit 4, according to the map or plat thereof, as recorded in Plat Book 9, Page(s) 17 through 21, inclusive, of the Public Records of Citrus County, Florida.

Parcel 4:

Lot 18, Block 2, Inverness Village Unit 4, according to the map or plat thereof, as recorded in Plat Book 9, Page(s) 17 through 21, inclusive, of the Public Records of Citrus County, Florida.

Parcel 5:

Lot 25, Block 2, Inverness Village Unit 4, according to the map or plat thereof, as recorded in Plat Book 9, Page(s) 17 through 21, inclusive, of the Public Records of Citrus County, Florida.

Parcel 6:

Lots 30 and 31, Block 2, Inverness Village Unit 4, according to the map or plat thereof, as recorded in Plat Book 9, Page(s) 17 through 21, inclusive, of the Public Records of Citrus County, Florida.

Parcel 7:

EXHIBIT "A"
Legal Description

Lots 1 and 45, Block 16, Inverness Village Unit 4, according to the map or plat thereof, as recorded in Plat Book 9, Page(s) 17 through 21, inclusive, of the Public Records of Citrus County, Florida.

Parcel 8:

Lots 1 and 49, Block 15, Inverness Village Unit 4, according to the map or plat thereof, as recorded in Plat Book 9, Page(s) 17 through 21, inclusive, of the Public Records of Citrus County, Florida.

Parcel 9:

Lots 1 through 5, Block 5, Inverness Village Unit 4, according to the map or plat thereof, as recorded in Plat Book 9, Page(s) 17 through 21, inclusive, of the Public Records of Citrus County, Florida.

Parcel 10:

Lot 6, Block 5, Inverness Village Unit 4, according to the map or plat thereof, as recorded in Plat Book 9, Page(s) 17 through 21, inclusive, of the Public Records of Citrus County, Florida.

Parcel 11:

Lots 7 through 11, Block 5, Inverness Village Unit 4, according to the map or plat thereof, as recorded in Plat Book 9, Page(s) 17 through 21, inclusive, of the Public Records of Citrus County, Florida.