

Sales Price: \$10.00  
Doc. Stamps: \$ .70  
PREPARED BY AND RETURN TO:  
JOHN H. EDEN IV, ESQ.  
POST OFFICE BOX 2755  
INVERNESS, FL 34451-2755

### QUIT-CLAIM DEED

**THIS QUIT-CLAIM DEED**, executed this 5<sup>th</sup> day of January, 2021, by **WANDA BROCKMEYER, a single woman**, whose address is 5122 S. Swallow Ave., Inverness, FL 34452, as Grantor, to **WANDA BROCKMEYER, a single woman**, whose address is 5122 S. Swallow Ave., Inverness, FL 34452 and **KATHY K. KAPKA, a single woman**, whose address is 73 Sleight Plass Road, Poughkeepsie, NY 12603, Grantees, as joint tenants with the right of survivorship.

(Wherever used herein the terms "Grantor" and "Grantee" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

**WITNESSETH**, that the said Grantor, for good and other valuable consideration, the receipt whereof is hereby acknowledged, does hereby grant, convey, remise, release and quit-claim the remainder interest unto the said Grantees forever, all the right, title, interest, claim and demand which the said Grantor has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of Citrus, State of Florida, to-wit:

**LOT 8, BLOCK 456, OF INVERNESS HIGHLANDS WEST 2<sup>ND</sup> ADDITION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 8, PAGES 68 AND 69, PUBLIC RECORDS OF CITRUS COUNTY, FLORIDA.**

**A/K/A 5122 S. SWALLOW AVE., INVERNESS, FLORIDA**

**PROPERTY APPRAISER'S TAX I.D. NO 20E19S300020 04560 0080, ALTERNATE KEY #1840520**

This deed is being conveyed by Grantor as a gift of love and affection between family members, therefore, only minimum documentary stamps are required.

THIS INSTRUMENT PREPARED BY SCRIVENER BASED UPON INFORMATION PROVIDED TO SCRIVENER BY GRANTOR. SCRIVENER DOES NOT GUARANTEE TITLE OR DESCRIPTION.

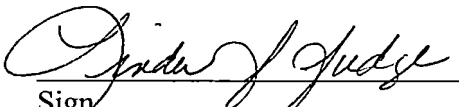
**TO HAVE AND TO HOLD** the same together with all and singular the appurtenances thereunto belonging or in any way appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said Grantor, either in law or equity, to the only proper use and benefit of the said Grantees forever.

**IN WITNESS WHEREOF**, the said Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered  
in the presence of:

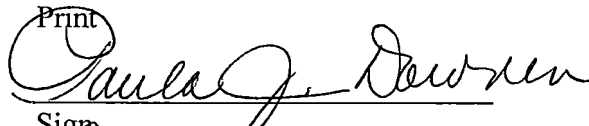
Witnesses as to Grantor

Grantor(s):

  
\_\_\_\_\_  
Sign

Linda J. Judge

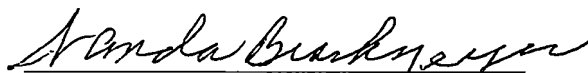
Print

  
\_\_\_\_\_  
Sign

Sign

Paula J. Downin

Print

  
\_\_\_\_\_  
WANDA BROCKMEYER

WANDA BROCKMEYER

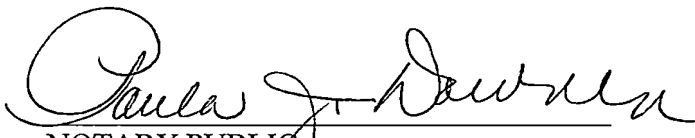
5122 S. Swallow Ave.

Inverness, FL 34452

**STATE OF FLORIDA  
COUNTY OF CITRUS**

The foregoing instrument was acknowledged before me by means of [  ] personal presence or [  ] online notarization, this 3<sup>rd</sup> day of January, 2021 by **WANDA BROCKMEYER**, who is/are personally known to me or have/has provided Florida Drivers License as identification.

My commission expires:

  
\_\_\_\_\_  
NOTARY PUBLIC

