

THIS INSTRUMENT PREPARED BY AND RETURN TO:

Lynn Czajkowski

American Title Services of Citrus County, Inc.

2230 Highway 44 West

Inverness, FL 34453

Property Appraisers Parcel I.D. No: 18E17S100090 06150 0240 / 18E17S100090 06150 0250 /  
18E17S100090 06150 0260

Space Above This Line For Recording Data

**THIS WARRANTY DEED**, made the 30 day of September, 2021

by **George Reaves**, herein called the grantor, to **Moon Lake Investments, Inc., a Florida Corporation**

whose post office address is 9501 S Istachatta Rd, 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)*

**W I T N E S S E T H:** That the grantor, for and in consideration of the sum of **\$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, State of Florida, viz.:

**Lot 24, 25 and 26, Block 615 of Citrus Springs, Unit 9, a Subdivision according to the plat thereof, recorded in Plat Book 6, Page 61-66 of the Public Records of Citrus County, Florida.**

**Grantor hereby certifies that the above described property is not his/her constitutional homestead as made and provided by the laws of the State of Florida, and is not now and never has been contiguous to Grantor's homestead.**

**TOGETHER**, with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, and easements and restrictions of record, the mention of which shall not serve to re-impose them.

**TO HAVE AND TO HOLD**, the same in fee simple forever.

**AND**, the grantors hereby covenant with said grantees that the grantors are lawfully seized of said land in fee simple; that the grantors have good right and lawful authority to sell and convey said land, and hereby warrant 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 incurred by the Grantors, except taxes for the current year and all subsequent years.

**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:

Witness #1 Signature

Witness #1 Printed Name

Witness #2 Signature

Witness #2 Printed Name

George Reaves

8990 S Waterview Dr, Floral City, FL 34436

**STATE OF FLORIDA  
COUNTY OF CITRUS**

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization this 30 day of September, 2021 by **George Reaves** who is personally known to me or has produced Driver's License as identification.

**SEAL**

Notary Public

Printed Notary Name

My commission expires:

