

This Instrument Prepared by:

Jesse L. McCombs
Attorney at Law
418 Town Center East
Bella Vista, Arkansas 72714

After Recording Return to:

Ms. Anita R. Kiehl, Trustee
10740 S. Brightstar Ave.
Floral City, FL 34436

WARRANTY DEED

With Relinquishment of Dower and Curtesy

KNOW ALL MEN BY THESE PRESENTS:

THAT ANITA R. KIEHL, a single person, hereinafter called **GRANTOR**, for and in consideration of the sum of **ONE DOLLAR** and other valuable consideration in hand paid by ANITA R. KIEHL, Trustee of the ANITA RENE KIEHL REVOCABLE TRUST dated November 2nd, 2021, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey unto ANITA R. KIEHL, Trustee of the ANITA RENE KIEHL REVOCABLE TRUST dated November 2nd, 2021, hereinafter called **GRANTEE**, and unto her heirs, successors and assigns forever, the following lands lying in Citrus County, Florida, to-wit:

**Lot 3, Stagecoach Ranch Estates, Phase One, according to the Plat thereof, as record in Plat Book 17, Page 24 and 25, inclusive, of the Public Records of Citrus County, Florida.
Property Appraisers Parcel ID: 31-20S-20E-0010-03HX**

TO HAVE AND TO HOLD the same unto the said **GRANTEE** and unto her heirs, successors and assigns forever, together with all improvements thereon and all rights, privileges and appurtenances thereunto belonging.

AND GRANTOR hereby covenant with said **GRANTEE** that she will forever warrant and defend the title to said land against all lawful claims whatever.

AND, for the consideration stated above, all right of dower, curtesy and homestead in and to said land is hereby conveyed and relinquished unto the said **GRANTEE** and her heirs, successors and assigns, by **ANITA R. KIEHL**, a single person.

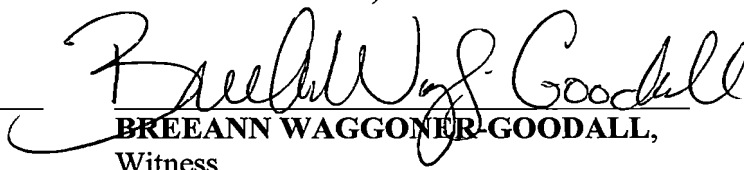
WITNESS my hand and seal on this 2nd day of November, 2021.



ANITA R. KIEHL, Grantor



TOM C. MORRIS, III, Witness



BREEANN WAGGONER-GOODALL,
Witness

I certify under penalty of false swearing that at least the legally correct amount of documentary stamps have been placed on this instrument.

DATE: November 2nd, 2021


GRANTEE/GRANTEE'S AGENT

ADDRESS: 10740 S Brightstar Ave Floral City 34436

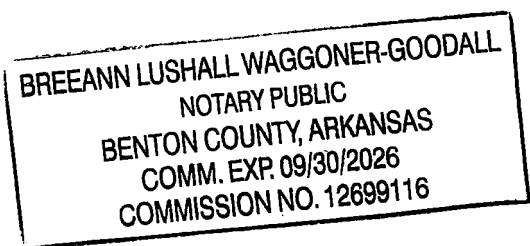
PREPARER HAS NOT EXAMINED TITLE

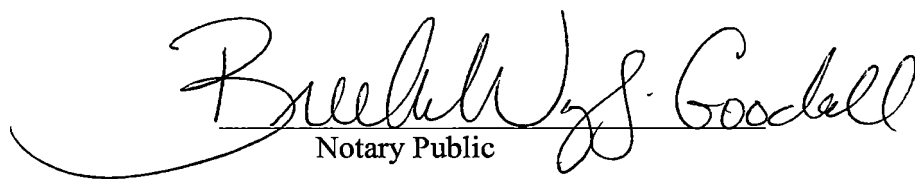
ACKNOWLEDGMENT

STATE OF ARKANSAS)
)SS.
COUNTY OF BENTON)

BE IT REMEMBERED that on this day came before the undersigned, a Notary Public within and for the County aforesaid, duly commissioned and acting, **ANITA R. KIEHL**, a single person, to me well known or satisfactorily proven as the **GRANTOR** in the foregoing Deed, and stated that she had executed the same for the consideration and purposes therein mentioned and set forth.

WITNESS my hand and seal as such Notary Public this 2nd day of November, 2021.




Notary Public

Return and Send Tax Statements to:

Anita R. Kiehl, Trustee
10740 S. Brightstar Ave.
Floral City, FL 34436