

Prepared by and when recorded return to:

Slaymaker and Nelson, P.A.
By: Michael T. Dandurand
2218 Highway 44 West
Inverness, Florida 34453

(Space above this line reserved for recording office use only)

QUIT-CLAIM DEED
(with enhanced life estate reserved in Grantor)

1. IDENTIFICATION OF GRANTOR

Grantor's name and address is: Victor M. Roman and Concepcion Roman, as husband and wife
6 Redbay Court West
Homosassa, FL 34446

The word "I" or "me" as hereafter used means the Grantor.

2. IDENTIFICATION OF GRANTEE

Grantee's name and address is: Victor Jesus Roman
c/o 6 Redbay Court West
Homosassa, FL 34446

Adam Ramon Roman
c/o 6 Redbay Court West
Homosassa, FL 34446

Jennifer Clara Roman
c/o 6 Redbay Court West
Homosassa, FL 34446

The word "you" as hereafter used means the Grantee.

3. MEANINGS OF TERMS

The terms "I," "me," "you," "grantor," and "grantee," shall be non-gender specific ((i) masculine, (ii) feminine, or (iii) neuter, such as corporations, partnerships or trusts), singular or plural, as the context permits or requires, and include heirs, personal representatives, successors or assigns where applicable and permitted.

4. DESCRIPTION OF REAL PROPERTY CONVEYED

Property hereby conveyed (the "Real Property") is described as follows:

Lot 26, Block B-122 of CYPRESS VILLAGE, SUGARMILL WOODS, according to the Plat thereof as recorded in Plat Book 9, Page(s) 86-150, Plat Book 10, Pages 1 through 150, and Plat Book 11, Pages 1 through 16, of the Public Records of CITRUS County, Florida, as amended in Plat Book 9, Page 87-A, Public Records of Citrus County, Florida.

The Property Appraiser's Parcel Identification Number is 18E20S13001001220260.

5. CONSIDERATION

Good and valuable consideration plus the sum of Ten Dollars (\$10.00) received by me from you.

6. CONVEYANCE OF REAL PROPERTY

For the consideration described in Paragraph 5 which I have received, I convey, remise (give up a claim), and quit-claim (transfer without warranty) to you any interest I may have in and to the Real Property, subject however, to a life estate without any liability for waste, with full power and authority to sell, convey, re-convey the Real Property to myself to change the remaindermen, mortgage, lease and otherwise dispose of the Real Property in fee simple with or without consideration, without joinder by you, and to retain absolutely any and all proceeds derived therefrom, expressly reserved to me so long as I may live.

Executed on July 5, 2022.

Victor M. Roman

Victor M. Roman
6 Redbay Court West
Homosassa, FL 34446

Concepcion Roman

Concepcion Roman
6 Redbay Court West
Homosassa, FL 34446

Signed in the presence of:

Michele Meisner

Michele Meisner
6237 South Suncoast Boulevard
Homosassa, Florida 34446
Witness

Signed in the presence of:

De Anna Just

De Anna Just
6237 South Suncoast Boulevard
Homosassa, Florida 34446
Witness

STATE OF FLORIDA
COUNTY OF CITRUS

The foregoing instrument was acknowledged before me by means of physical presence, this 5th day of July, 2022, by Victor M. Roman, who is personally known to me or has produced FL driver license as identification, and by Concepcion Roman, who is personally known to me or has produced FL driver license as identification.

Alene Deanna Just
Notary Public - State of Florida
ALENE DEANNA JUST
Commission # HH 036509
Expires October 28, 2024
Bonded Thru Budget Notary Services

