

THIS INSTRUMENT PREPARED BY AND RETURN TO:

Dawn Martone
American Title Services of Citrus Co., Inc.
2230 Highway 44 West
Inverness, FL 34453
Property Appraisers Parcel I.D. No: **19E-18S-14-0120-000D0-0040**

Space Above This Line For Recording Data _____

THIS WARRANTY DEED,

made the 26 day of August, 2022 by **LARRY BURK INVESTMENTS LLC, a DISSOLVED Indiana Limited Liability Company**, herein called the grantor, to **ANGIE BURK**, whose post office address is ~~PO BOX 18, HERNANDO, FL 34441~~, hereinafter called the Grantee: **4345 E Wyoming Ln, Hernando, FL 34442**

(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 4, Block "D", Apache Shores, Unit No. 12, according to the Plat thereof, recorded in Plat Book 8, Page(s) 13, of the Public Records of Citrus County, Florida.

TOGETHER WITH that certain 1986 DYNA mobile home located thereon.
VIN No. F2D60S3FB3508GA / TITLE No. 44571347

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:

Jammie Marshall
Witness #1 Signature

Larry A. Burk
LARRY A. BURK, MEMBER

Jammie Marshall
Witness #1 Printed Name

404 W. BLAINE, BRAZIL, IN 47834

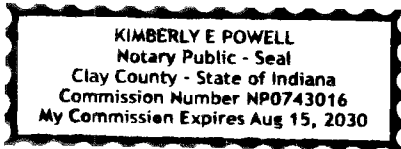
Christy Marshall
Witness #2 Signature

Christy Marshall
Witness #2 Printed Name

STATE OF IN
COUNTY OF Clay

The foregoing instrument was acknowledged before me by means of physical presence or online notarization this 24th day of August, 2022 by LARRY A. BURK, MEMBER OF LARRY BURK INVESTMENTS LLC, a DISSOLVED Indiana Limited Liability Company who is personally known to me or has produced Driver's License as identification.

SEAL



Kimberly E. Powell
Notary Public

My commission expires:

August 15, 2030

Kimberly E Powell
Printed Notary Name