

**Prepared By:**

Alfred E Balcuns  
PO Box 2515  
Montauk , New York  
11954

**After Recording Return To:**

Vincent P Balcuns  
4 Kingstown Ave  
East Hampton , New York  
11937

**Tax Parcel ID Number:** 1640512

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**QUIT CLAIM DEED**

State of Florida

Citrus County

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration in hand paid to the "Grantor(s)" known as:

Alfred E Balcuns, a single individual, residing at 35 South Forest Street, Po Box 2515, Montauk, New York, 11949.

The receipt whereof is hereby witnessed and acknowledged, the undersigned hereby remises, releases and quitclaims unto Vincent P Balcuns, a single individual, residing at 4 kingstown Ave, 4 Kingstown Ave, East Hampton , New York, 11937 (hereinafter the "Grantee(s)"), all the rights, title, interest, and claim in or to the following described real estate, situated in Citrus County, Florida, to-wit:

492 N Dugan Ave Inverness 34453  
Inverness HGLDS unit 2 PB 2 PG 9  
7 LOTS 29, 30, 31, 32 & 33 BLK 5 2

**TO HAVE AND TO HOLD**, all and singular the described property, together with the tenements, hereditaments, and appurtenances belonging, or in anywise appertaining thereto, unto the Grantee(s), and their heirs and assigns forever.

**IN WITNESS WHEREOF**, the Grantor(s) has executed this Deed as of November 15 2022

**Grantor's Signature** Estate of Alfred Balcuns Date November 15 2022  
**Print Name:** Estate of Alfred E Balcuns  
**Address:** 35 South Forest Street, Po Box 2515, Montauk, New York, 11949

George Estrada Date November 15 2022  
**Witness's Signature**  
George Estrada  
4 Kingstown Ave, East Hampton , New York, 11937

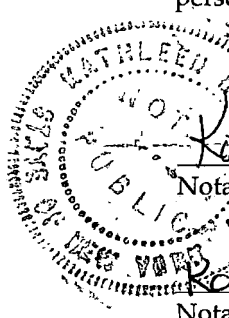
Grace A LaBarbera Date November 15 2022  
**Witness's Signature**  
Grace A LaBarbera  
4 Kingstown Ave, East Hampton , New York, 11937

NOTARY ACKNOWLEDGMENT

State of New York

County of Suffolk

The forgoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 10<sup>th</sup> day of February, 2023, by Vincent Balcons who is personally know to me or who has produced \_\_\_\_\_ as identification.

 Kathleen R Bennett (SEAL)  
Notary Signature

Kathleen R Bennett  
Notary Printed Name

Notary Title / Rank: Notary Public - State of New York

Notary Serial Number (If Any): \_\_\_\_\_  
**KATHLEEN R. BENNETT**  
**NOTARY PUBLIC-STATE OF NEW YORK**  
**No. 01BE6143841**  
**Qualified in Suffolk County**  
**My Commission Expires April 17, 2026**