

Return to: (enclose self-addressed stamped envelope)
Name

197

This Instrument Prepared by:

Address:

Property Appraisers Parcel Identification (Folio) Number(s)

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

This Warranty Deed Made the 7th day of Aug A D 1988 byhereinafter called the grantor to *Richard A. Blum* *Blum, New York 112*whose postoffice address is *Richard A. Blum* *Blum, New York 112*
hereinafter called the grantee *Blum, New York 112*
Witness my hand and seal of office, and the seal of the County of Kings, New York, this 7th day of August, 1988, at the City of New York.

Witnesseth: That the grantor for and in consideration of the sum of \$3,500.00 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 Springs* City, County Florida viz:

Lot 19, Block 10, Citrus Springs, Unit One, according to The Plat of the same, as shown on Plat Book 5, Pages 84-106, in the Public Records of Citrus County, Florida.

The same 10-acre tract hereinafter herein was provided to Richard A. Blum, P.A. by the Grantor and in opinion as to the Accuracy of the Deed and the Quality or Status of Title is represented hereby by the Signature of this instrument.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining

To Have and to Hold, the same in fee simple forever

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple, that the grantor has good right and lawful authority to sell and convey said land, that the grantor hereby fully warrants 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, except taxes accruing subsequent to December 31, 1988.

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written

Signed, sealed and delivered in our presence

Melissa Siquera
*Rose Mary Lechuga**Dolores Magnuson*

U.S.

U.S.

STATE OF New York
COUNTY OF KINGS

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid, to take acknowledgments, personally appeared

Dolores Magnuson

to me known to be the person described in and who executed the foregoing instrument and she acknowledged before me that she executed the same

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WITNESS my hand and official seal in the County and State last aforesaid this 7th day of*Mar 7*

A D 1988

CASTO F. RODRIGUEZ
Notary Public, State of New York
No. 24 4514093
Qualified in Kings County
Commission Expires March 30, 1990*Carla Rodriguez*

Jennifer Vichers 5-13-88