

Name: AMERICAN TITLE SERVICES, INC.  
Address: 2250 Hwy. 17, Inverness, FL 32650

BK 0908 PG 1233

91 SEP 17 AM 8 40

VERIFIED BY:

D.C.

FILED & RECORDED  
CITRUS COUNTY, FLORIDA  
BETTY STRIFLER, CLERK

687816

This instrument Prepared by:  
Address: 2250 Hwy. 17, Inverness, FL 32650

Property Appraiser Parcel Identification (Folio) Number(s):

Grantee(s) S.S. # (s):

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

91-8-2519

**This Warranty Deed** Made the *16th* day of *September* A.D. 19*91* by  
Nellie S. Colister a single woman

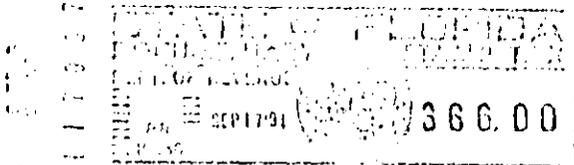
hereinafter called the grantor, to  
Wayne H. Warren and Grace E. Warren, his wife  
whose post office address is *P.O. Box 1471 Inverness Fl. 32651*

hereinafter called the grantees:

(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)

**Witnesseth:** 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 grantees all that certain land situate in Citrus County, State of Florida, viz:

Lot 4, HIGHLANDS WOODS, according to the plat thereof, recorded in Plat Book 12, pages 94 and 95, public records of Citrus County, Florida.



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 grantees 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, and hereby 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, 19 91 .

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:

Signature *Dianna Taffer*

Printed Signature DIANNA TAFER

Signature *Bill Taffer*

Printed Signature BILL TAFER

Signature

Printed Signature

Signature

Printed Signature

Signature *Nellie S. Colister*

Printed Signature Nellie S. Colister

Post Office Address 218 Eberle Rd

McKee Wy. 40447

Signature

Printed Signature

Post Office Address

STATE OF Florida  
COUNTY OF Citrus

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 **Nellie S. Colister, a single woman**

who executed the foregoing instrument and she acknowledged before me that she executed the same to me known to be the person described in and  
WITNESS my hand and official seal in the County and State last aforesaid this *16th* day of *September*, A.D. 19 *91*.

SEAL

Notary Signature *Dianna Taffer*

Printed Notary Signature

My Commission Expires

