

Return to: (enclose self-addressed stamped envelope)

Name:

Address:

This Instrument Prepared by/Return to:

Marybeth L. Pullum
Address: Pullum & Pullum, P.A.
P.O. Box 492160
Leesburg, FL 34749-2160
Property Appraisers Parcel Identification (Folio) Number(s):
0120S17E0010000B00120
Grantee(s) S.S. #(s):

WARRANTY DEED
INDIVID. TO INDIVID.

RAMCO FORM 01

Continental Paper & Printing Co., Inc. 1987

2000

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

10502
210-210

This Warranty Deed Made the 10th day of May A.D. 19 93 by

Charles L. Holstein and L. Scott Phillips
hereinafter called the grantor, to H.P. Enterprises, Inc., a Maryland Corporation
whose post office address is 7822 Rockburn Drive, Ellicott City, MD 21043

hereinafter called the grantee:

(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 grantee all that certain land situate in Citrus County, State of Florida, viz:

Unit Nos. B-10, B-11 and B-12, of Servos Commercial Center, an Industrial (Non-Residential) Condominium, according to the Declaration of Condominium recorded in Official Records Book 762, Page 191, et seq., Public Records of Citrus County, Florida, amended by instruments recorded in Official Records Book 953, Page 7, and Official Records Book 959, Page 121, Public Records of Citrus County, Florida.

THE PROPERTY HEREIN CONVEYED DOES NOT CONSTITUTE THE HOMESTEAD OF EITHER OF THE GRANTORS.

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, 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, 1992.

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:

#1 Evelyn B. Bailey
Signature

#1 Evelyn B. Bailey
Printed Signature

#2 Gail M. Spate
Signature

#2 GAIL M. SPATE
Printed Signature

#1 Cheryl L. Emmons
Signature

#1 Cheryl L. Emmons
Printed Signature

#1 Janet W. Henderson
Signature

#1 Janet W. Henderson
Printed Signature

[Handwritten Signature]

Charles L. Holstein
Printed Signature

19 Poplar Court South
Post Office Address HOMOSASSA, FL 34446

[Handwritten Signature]

L. Scott Phillips
Printed Signature

7822 Rockburn Drive
Post Office Address Ellicott City, MD 21043

AK 0984 PG 0635

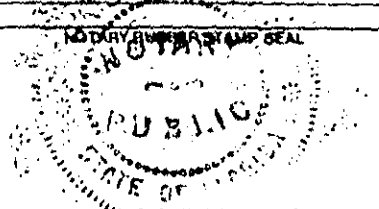
STATE OF FLORIDA

COUNTY OF CITRUS

Charles L. Holstein

I hereby Certify that on this day, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared

known to me to be the person described in and who executed the foregoing instrument, who acknowledged before me that he executed the same, that I relied upon the following form of identification of the above-named person: personally known and that an oath (was/was not) taken.



Witness my hand and official seal in the County and State last aforesaid this 10 day of May, A.D. 19 93.

[Handwritten Signature]
Notary Signature

GAIL M. SPATE
Printed Notary Signature

AA 723105

Notary Public, State of Florida
My Commission Expires Nov. 12, 1993

(CONTINUED ON REVERSE)

STATE OF MARYLAND
COUNTY OF HONARD

The foregoing instrument was acknowledged before me this 30th day of April, 1993,
by L. SCOTT PHILLIPS ~~(who is personally known to me)~~ who produced
as identification) and who (did/id not) take an oath.



Janet W. Henderson
Notary Public
Janet W. Henderson
(Printed Name of Notary)
My Commission Expires: 2-1-97
Commission No. _____

988

To

Warranty Deed

RANCO FORM 01
BK 0984
DR 0984 PG 0636

7 6 4 7 9 0

FILED & RECORDED
CITRUS COUNTY, FLORIDA
BETTY STRIFLER, CLERK
'93 JUN 1 PM 3 24
VERIFIED BY: [Signature]
D.C.