

198 11-20
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CRYSTAL RIVER TITLE COMPANY, INC.

THIS WARRANTY DEED, Made this 8TH day of SEPTEMBER A. D. 1988

between

RENE GATIEN AND CHRISTINE GATIEN, HIS WIFE

hereinafter

called the Grantor, and

CARL M. GANDY III AND DEBRA B. GANDY, HIS WIFE

whose mailing address is: C/O EAGLE BUICK
1275 S. SUNCOAST BLVD.

hereinafter called the Grantee, HOMOSASSA, FL. 32646

WITNESSETH, That the said Grantor, for and in consideration of the sum of ten dollars (\$10.00) and other valuable considerations to said Grantor in hand paid, the receipt whereof is hereby acknowledged, has granted, bargained, and sold unto the said Grantee, and Grantee's heirs, or successors, and assigns forever, all that certain parcel of land in the County of Citrus and State of Florida, to wit:

FOR LEGAL DESCRIPTION - SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE.

SUBJECT to easements, restrictions and reservations of record.

88 SEP 12 AM 9 46
Christine Gatién
D.O.

553930

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 said Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever, except taxes for year 1988 and subsequent. ("Grantor" and "Grantee" are used herein for singular or plural, the singular shall include the plural, and any gender shall include all genders, as context requires.)

Signed, Sealed and Delivered in Our Presence:

(Wit.) *Serry A De Rocha* *Jesse Gatién* (Seal)
WITNESS RENE GATIEN
(Wit.) *Debra B. Gandy* *Christine Gatién* (Seal)
WITNESS CHRISTINE GATIEN
(Wit.) _____ (Seal)
WITNESS _____ (Seal)

State of Florida
County of Citrus

CITRUS COUNTY
043968
STATE OF FLORIDA
DEPARTMENT OF REVENUE
STAMP TAX
162.25
SEP 12 1988

I HEREBY CERTIFY, That on this 8TH day of SEPTEMBER, A. D., 1988 before me, an officer duly authorized in the State and County aforesaid to take acknowledgements, personally appeared RENE GATIEN AND CHRISTINE GATIEN, HIS WIFE

This instrument was prepared by:
JACK GEISINGER, of Crystal River Title Company, Inc.
Post Office Box 1437
Crystal River, Fla. 32629
incident to the issuance of a title insurance policy.
RETURN TO:
Crystal River Title Co., Inc.
File # 88-30567

to me known to be the person described in and who executed the foregoing conveyance and acknowledged before me that he executed the same.

WITNESS My signature and official seal in the County and State last aforesaid.
Serry A De Rocha
Notary Public

My Commission Expires:
Notary Public, State Of Florida At Large
My Commission Expires Nov. 19, 1991

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(Affix Notary Seal above)

Jennifer Vickers 9-13-88

EXHIBIT "A"

Lot 5 of ROLLING HILLS ADDITION TO CRYSTAL RIVER, being more particularly described as follows:

Commence at the Southwest corner of the Southeast quarter of the Northwest quarter of the Southeast quarter of Section 24, Township 18 South, Range 17 East, Citrus County, Florida, thence run North $0^{\circ} 26' 37''$ West a distance of 156.85 feet for a point of beginning, thence run North $0^{\circ} 26' 37''$ West a distance of 103.15 feet, thence run North $89^{\circ} 16' 42''$ East a distance of 100 feet, thence run South $0^{\circ} 26' 37''$ East a distance of 103.15 feet, thence run South $89^{\circ} 16' 42''$ West a distance of 100 feet to the Point of Beginning.