

Instrument prepared by and returned to:
Brenda Hinton
Security Title Services, Inc
P O Box 1300
Bronson, Florida 32621

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Parcel Identification (Folio) Number(s):
03563-025-00

File No: 2008-9652

WARRANTY DEED

This Warranty Deed Made and executed the 4 day of April, 2008, by **Daryl S. Kirby**, hereinafter called the grantor, to **Trace Fox and Georgiann Fox, husband and wife** whose post office address is: 4 S. Railroad Ave., Rio Grande, NJ 08242 hereinafter called the grantee,

WITNESSETH: That the grantor, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt whereof is hereby acknowledged, by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto the grantee, all that certain land situate in Levy County, Florida, viz:

The West ½ of the West ½ of the East ½ of the Southwest ¼ of the Southeast ¼ of the Northwest ¼ of Section 26, Township 12 South, Range 17 East, Levy County, Florida. Subject to road right of way.

Said property is not the Homestead of the Grantor(s) as defined by the laws and constitution of the State of Florida in that neither Grantor(s) nor any member of their family resides thereon.

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 it is lawfully seized of said land in fee simple; that it has good right and lawful authority to sell and convey said land; that it 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 2008, reservations, restrictions and easements of record, if any.

(Wherever used herein the terms "grantor" and grantee" herein shall be construed to include all genders and singular or plural as the context indicates.)

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, Sealed and Delivered in Our Presence:

Witness Signature: Brenda Hinton
Print Name: BRENDA HINTON

Daryl S. Kirby Seal
Daryl S. Kirby
Address: 139 SE 4th St.
Willsiton, Florida 32696

Witness Signature: Roberto Trizasky
Print Name: Roberto Trizasky

_____ Seal

STATE OF FLORIDA
COUNTY OF LEVY

The foregoing instrument was acknowledged before me this 4 day of April, 2008 by Daryl S. Kirby who is/are personally known to me or who has/have produced _____ as identification.

SEAL

Brenda Hinton
Notary Public
Serial Number:



Unofficial Copy