

Prepared By and Return To:

Douglas C. Zahm
Consumer Title & Escrow Services, Inc.
12425 28th St. N, Ste 302
St. Petersburg, FL 33716

File No. 12-0667

Property Appraiser's Parcel I.D. (folio) Number(s)

04505-007-00

Sale: \$ 174,900.00
Doc: \$ 1224.30

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED made this 13th day of May, 2013 by Federal Home Loan Mortgage Corporation existing under the laws of , and having its principal place of business at 5000 Plano Parkway, Carrollton, TX 25067, hereinafter called the grantor and Thomas B. Asbury and Donna F. Asbury, husband and wife whose post office address is PO Box 145, Lady Lake, FL 32185, hereinafter called the grantee:

(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representative 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 consideration, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all the certain land situated in Levy , Florida, viz:

As shown on Exhibit A which is attached hereto and incorporated herein by reference.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in any wise appertaining.

TO HAVE AND TO HOLD the same in fee simple forever.

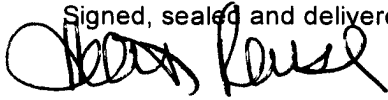
AND the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; and hereby warrants the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under the said grantor.

CONSUMER TITLE & ESCROW
4585 140TH AVE N
STE 1006
CLEARWATER, FL 33762

SPECIAL WARRANTY DEED
(Continued)

IN WITNESS WHEREOF, the grantor has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officers duly authorized, the day and year first above written.

Signed, sealed and delivered in our presence:



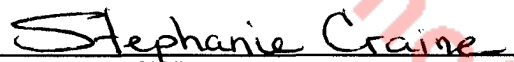
(Witness Signature)

Heather Raisler

(Print Name of Witness)



(Witness Signature)



(Print Name of Witness)

Federal Home Loan Mortgage Corporation

Douglas C. Zahm, P.A. as Attorney-In-Fact

BY: 

Terissa M. Rothman

Douglas C. Zahm, P.A., as attorney in fact for

Address:

Federal Home Loan Mortgage Corporation

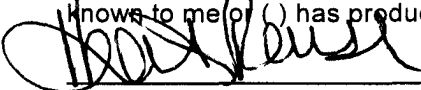
5000 Plano Parkway

(Freddie Mac)

Carrollton, TX 25067

State of Florida
County of Pinellas

The foregoing instrument was acknowledged before me this 13th day of May, 2013 by Terissa M. Rothman as authorized signatory for Douglas C. Zahm, P.A., Attorney in Fact for Federal Home Loan Mortgage Corporation, who is (X) personally known to me or () has produced _____ as identification.



Notary Public



HEATHER RAISLER
Notary Public, State Of Florida
My Commission Exp. 12/10/2013
Commission No. #DD940021

SPECIAL WARRANTY DEED
(Continued)

EXHIBIT A

PARCEL #4 OF THE MARGARET RICE SURVEY, AN UNRECORDED SUBDIVISION, LOCATED IN SECTION 32, TOWNSHIP 13 SOUTH, RANGE 18 EAST, LEVY COUNTY, FLORIDA, SAID PARCEL MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF REFERENCE, COMMENCE AT THE SOUTHEAST CORNER OF SECTION 32, TOWNSHIP 13 SOUTH, RANGE 18 EAST; THENCE RUN N.89°55' 11 "W. ALONG THE SOUTH LINE OF SAID SECTION 32, A DISTANCE OF 2000.95 FEET TO THE EASTERLY RIGHT OF WAY LINE OF STATE ROAD NO. 121; THENCE N.21°32'00"E. ALONG SAID EASTERLY RIGHT OF WAY LINE A DISTANCE OF 1879.04 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N. 21°32'00"E. ALONG SAID RIGHT OF WAY LINE 743.20 FEET; THENCE S. 86°53'11"E. 430.20 FEET; THENCE S.00°15'05"W; 706.00 FEET; THENCE N.86°53'11"W. 700.29 FEET TO CLOSE ON THE POINT OF BEGINNING. SUBJECT TO AND TOGETHER WITH AN EASEMENT FOR THE PURPOSE OF INGRESS AND EGRESS OVER AND ACROSS THE NORTH 25 FEET OF THE ABOVE REFERENCED PARCEL.