

Prepared by and return to:
Jeannie Hudson
Levy Abstract & Title Company
13 East Park Avenue
Chiefland, Florida 32626
File Number: T-14081

10
350
360

General Warranty Deed

Made this August 25, 2016 A.D. By **DAVID P. FLORANCE and SUELLEN FLORANCE, husband and wife**, whose mailing address is: 7791 NW County Road 345, Chiefland, Florida 32626, hereinafter called the grantor, to **HEIDI ROUX**, whose mailing address is: 7791 NW County Road 345, Chiefland, Florida 32626, hereinafter called the grantee:

(Whenever used herein the term "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 Ten Dollars, (\$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 Levy County, Florida, viz:

LOT 7, CEDAR PINES - UNIT ONE according to the plat thereof recorded in Plat Book 7, Page 18, Public Records of Levy County, Florida.

TOGETHER WITH a 1998 WEST Singlewide mobile home bearing ID #GAFLW07A42393W222, and Title #75707000

Parcel ID Number: **18351-000-00**

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; that the grantor 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 December 31, 2015.

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

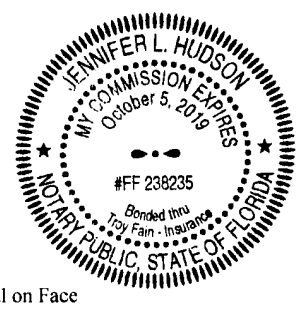
Jeannie Hudson
Witness Printed Name Jeannie Hudson
Adam C. Henderson
Witness Printed Name Adam C. Henderson

David P. Florance (Seal)
DAVID P. FLORANCE
7791 NW County Road 345, Chiefland, Florida 32626
Suellen Florance (Seal)
SUELLEN FLORANCE

STATE OF FLORIDA
COUNTY OF LEVY

The foregoing instrument was acknowledged before me this 25 day of August, 2016, by **DAVID P. FLORANCE and SUELLEN FLORANCE, husband and wife**, who are personally known to me or who have produced FLDL as identification.

(Affix Notary Stamp/Seal)



Jennifer L. Hudson
Notary Public
Print Name: _____
My Commission Expires: _____