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1637.50

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Prepared by and return to:  
Norm D. Fugate, P.A.  
P. O. Box 98  
Williston, FL 32696  
352-528-0019  
File Number: 2635-001

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## Warranty Deed

This Warranty Deed made this 22 day of November, 2017 between Samuel S. Sanders, a single man whose post office address is 6051 NW 19th Lane, Gainesville, FL 32605, grantor, and Robert W. Chiocca and Debbie Miller, husband and wife whose post office address is 3411 Floyd Avenue, Richmond, VA 23221, grantee:

(Whenever 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, trusts and trustees)

**Witnesseth**, that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Levy County, Florida to-wit:

A condominium unit, being Unit No. 201, of SEAHORSE LANDING CONDOMINIUM, hereinafter referred to as the "CONDOMINIUM", according to a Condominium Declaration dated January 24, 1995, filed for record January 31, 1995 and recorded in Official Records Book 547, Page 401, Public Records of Levy County, Florida, as amended, together with the common elements designated in the Condominium Declaration to be appurtenant to such unit.

Parcel Identification Number: 20987-201-00

Subject to covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

**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, 2016.

**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:

A. Keith Ellenburg  
Witness Name: Keith Ellenburg

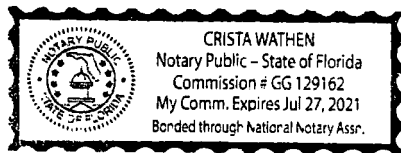
Samuel S. Sanders  
Samuel S. Sanders (Seal)

George Anderson  
Witness Name: George Anderson

State of Florida  
County of Alachua

The foregoing instrument was acknowledged before me this 22 day of November, 2017 by Samuel S. Sanders, who ☐ is personally known or ☒ has produced a driver's license as identification.

[Notary Seal]



Crsta Wathen  
Notary Public  
Printed Name: Crsta Wathen  
My Commission Expires: 7-27-21