

**WARRANTY DEED
INDIVIDUAL TO INDIVIDUAL**

Return to: (enclose self-addressed stamped envelope)

Name:

Address:

This Instrument Prepared by:

Name: BENJAMIN M. HAMILTON

Address:

Property Appraisers Parcel Identification:

Folio Number(s):

(SPACE ABOVE THIS LINE FOR PROCESSING DATA)

(SPACE ABOVE THIS LINE FOR PROCESSING DATA)

This Warranty Deed, Made the 14 day of JANUARY, 2020, by BENJAMIN M. HAMILTON

hereinafter called the Grantor, to ANDRÉS ROJAS PAREDES
whose post office address is 2930 SE STREET 121 MORRISTON, FL 32668
hereinafter called the Grantee.

(Wherever 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, wherever the context so admits or requires.)

Witnesseth, That the Grantor, for and in consideration of the sum of \$ 15,000.00, and other valuable considerations, receipt of which is acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee all that certain land, situated in LEVY County, State of FLORIDA, viz:

LOTS 6 AND 7, BLOCK 74, THE REPLAT OF WILKISTON HIGHLANDS, UNIT 5, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGES 5 THRU 5E, PUBLIC RECORDS OF LEVY COUNTY, FLORIDA TOGETHER WITH THAT CERTAIN 1979 SATILLA SINGLEWIDE MOBILE HOME BEARING TITLE #16771191 AND VIN DGWVGA 18793598, LOCATED 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 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 whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2020.

In Witness Whereof, the said Grantor has signed and sealed these presents the day and year first above written
Signed, sealed and delivered in the presence of:

Ursula Williams
Witness Signature (as to first Grantor)

Ursula Williams
Printed Name

Melinda Bass
Witness Signature (as to first Grantee)

Melinda Bass
Printed Name

Witness Signature (as to Co-Grantor, if any)

Printed Name

Witness Signature (as to Co-Grantor, if any)

Printed Name

STATE OF Florida

COUNTY OF Levy

Benjamin M. Hamilton
known to me to be the person described in and who executed the foregoing instrument, who acknowledged before me that he

executed the same, and an oath was not taken. (Check one:) ☐ Said person(s) is/are personally known to me. ☒ Said person(s) provided the following type of identification: FL DL

NOTARY RUBBER STAMP SEAL

DEPUTY CLERK, per F.S. 695.03(1)
Danny J. Shipp, Clerk of Court
Levy County, Florida

Benjamin M. Hamilton
Grantor Signature

BENJAMIN M. HAMILTON
Printed Name

2930 SE STREET 121 MORRISTON FL 32668
Post Office Address

Co-Grantor Signature, (if any)

Printed Name

Post Office Address

I hereby Certify that on this day, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared

Witness my hand and official seal in the County and State last aforesaid

this 14th day of January, 2020

Ursula Williams
Notary Signature

Ursula Williams
Printed Name