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After Recording Return to:
Beverly B Schrenker
Stewart Title Company
1727 E Fort King Street
Ocala, FL 34471

This Instrument Prepared by:
Beverly B Schrenker
Stewart Title Company
1727 E Fort King Street
Ocala, FL 34471

as a necessary incident to the fulfillment of conditions
contained in a title insurance commitment issued by it.

Property Appraisers Parcel I.D. (Folio) Number(s):
1325100000
File No.: 1257438

WARRANTY DEED

This Warranty Deed, Made the 25th day of May, 2021, by Joyce Mizowek, a widow, whose post office address is: 1494 85th Ave N, Saint Petersburg, FL 33702, hereinafter called the "Grantor", to Randee Williams and Jo Ann Williams, husband and wife, whose post office address is: 11287 Persimmon Ave, Weeki Wachee, FL 34614, hereinafter called the "Grantee".

WITNESSETH: That said Grantor, for and in consideration of the sum of **Thirty Five Thousand Dollars and No Cents (\$35,000.00)** 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, to wit:

Lots 7 and 8, WHISPERING PINES, UNIT 2, an unrecorded subdivision filed in Unrecorded Plat Book 1, Page 13, of the Public Records of Levy County Florida and being more particularly described as follows: South 1/2 of Southeast 1/4 of Southeast 1/4 of Southeast 1/4 of Section 23, Township 14 South, Range 17 East, Levy County, Florida.

LESS AND EXCEPT

Lot 8, WHISPERING PINES, UNIT 2, an unrecorded subdivision filed in Unrecorded Plat Book 1, Page 13, of the Public Records of Levy County Florida and being more particularly described as follows: The Southeast 1/4 of Southeast 1/4 of Southeast 1/4 of Southeast 1/4, of Section 23, Township 14 South, Range 17 East, Levy County, Florida.

and

Lot 6, WHISPERING PINES, UNIT 2, an unrecorded subdivision filed in Unrecorded Plat Book 1, Page 13, of the Public Records of Levy County Florida and being more particularly described as follows: Southeast 1/4 of Southwest 1/4 of Southeast 1/4 of Southeast 1/4 of Section 23, Township 14 South, Range 17 East, Levy County, Florida.

The property is not the homestead of the Grantor(s) under the laws and constitution of the state of Florida in that neither Grantor(s) or any member of the household of Grantor(s) reside 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; 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, 2020, reservations, restrictions and easements of record, if any.

(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 IN THE PRESENCE OF THE FOLLOWING WITNESSES
TWO SEPARATE DISINTERESTED WITNESSES REQUIRED

Witness Signature: Beverly P. Benson Joyce Mizowek
Printed Name: Beverly P. Benson Joyce Mizowek

Witness Signature: Brenda L. Nicolosi
Printed Name: Brenda L. Nicolosi

State of Florida
County of Polk

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 25th day of May, 2021 by Joyce Mizowek, a widow, who has produced Driver's Lic. as identification.

Brenda L. Nicolosi My Commission Expires: 02.17.2023
Notary Public Signature (SEAL)

Printed Name: Brenda L. Nicolosi

Online Notary (Check Box if acknowledgment done by Online Notarization)



BRENDA L. NICOLOSI
Commission # GG 302846
Expires February 17, 2023
Bonded Thru Budget Notary Services