

Return to:

Prepared by:
Judith A. Savacool
Dolphin Title of Brandon, Inc.
1520 Bloomingdale Avenue
Valrico, Florida 33596

✓ R

File Number: 24-5189

SP \$100,000

General Warranty Deed

Made this April 30, 2024 A.D. By **Business Solutions of Hillsborough, LLC** a Florida Limited Liability Company, whose address is: 8601 Tatum Road, Plant City, Florida 33567, hereinafter called the grantor, to **The IRA Club, LLC FBO Marlene F. Harvey**, whose post office address is: 67 E. Madison St., Suite 1510, Chicago, Illinois 60603, 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, Block 40, **OCALA HIGHLANDS WEST**, according to the Plat thereof, recorded in Plat Book 4, Page(s) 16 through 16D, of the Public Records of **LEVY** County, Florida.


Parcel ID Number: **0964500600**

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, 2024.

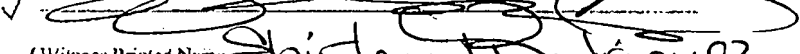
In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

✓ 

✓ Witness Printed Name: Simon D. Ottewell
✓ Address: P.O. Box 926
Dunant, FL 33530

(Seal)
Business Solutions of Hillsborough, LLC a Florida Limited Liability Company, by **Simon D. Ottewell**, Its MGRM
Address: 8601 Tatum Road, Plant City, Florida 33567

✓ 
✓ Witness Printed Name: Shirley T. Rodriguez
✓ Address: 8601 Tatum Rd Plant City, FL 33567

State of Florida
County of Hillsborough

Simon D. Ottewell, as MGR of

The foregoing instrument was acknowledged before me this 30th day of April, 2024, by **Business Solutions of Hillsborough, LLC** a Florida Limited Liability Company, who is/are personally known to me or who has produced valid FDL as identification.

Notary Public
Print Name: Shirley T. Rodriguez
My Commission Expires: 02/25/2027

