

This instrument prepared by:
Skipper Henderson
LEVY ABSTRACT & TITLE COMPANY
Post Office Box 148
Bronson, Florida 32621
Parcel I. D. #: several
Grantee(s) Social Security #(s):
File #: T-23349

FILE# 432053
Levy County, FLORIDA
RCD Aug 26 2004 03:30
Danny J. Shipp., CLERK
DEED DOC STAMPS 4042.50
08/26/04 MRD Deputy Clk

CORPORATE WARRANTY DEED

THIS WARRANTY DEED made this 23rd day of August, A. D. 2004, by WILLISTON GOLF AND COUNTRY CLUB CORPORATION, a Florida corporation, having its' principal place of business at C/o 2422 SW 20th Court, Ocala, FL 34474, hereinafter called the grantor, to, ANABEL ESTEVEZ, Trustee of THE WILLISTON GOLF AND COUNTRY CLUB TRUST, dated August 17, 2004 whose mailing address is 6175 NW 153rd Street, Miami Lakes, FL 33014 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.)

WITNESSETH: That the grantor, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt whereof is hereby acknowledged, by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto the grantee, all that certain land situate in Levy County, Florida to-wit:

SEE EXHIBIT "A" ATTACHED HERETO

SUBJECT TO the SPECIAL DECLARATION OF COVENANTS recorded in Official Records Book 260, pages 618 thru 634, the FIRST ANNEXATION TO SPECIAL DECLARATION OF COVENANTS recorded in Official Records Book 333, pages 579 thru 580, and the AFFIDAVIT OF SCRIVENOR'S ERROR recorded in Official Records Book 348, pages 554 thru 557, which provides, among other things, that Grantee will automatically become a member of the WILLISTON GOLF AND COUNTRY CLUB PROPERTY OWNERS ASSOCIATION, INC., and will be subject to assessments for roadway maintenance and other purposes as more particularly described set forth herein. (Current assessments are \$5.00 per month.)

SUBJECT TO conditions, restrictions, reservations, limitations and easements of record, if any, and zoning and other governmental regulations.

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 it is lawfully seized of said land in fee simple; that it has good right and lawful authority to sell and convey said land; that it 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, 2003.

IN WITNESS WHEREOF, the grantor has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officer thereunto duly authorized, the day and year first above written.

Signed, sealed and delivered
in the presence of:



1st Witness Signature

NILDA M. MEJIAS-0392671
1st Witness Printed Name



2nd Witness Signature

LYDIA SERRANO-1310312
2nd Witness Printed Name

WILLISTON GOLF AND COUNTRY CLUB
CORPORATION, a Florida corporation

By: 

AIMEE N. DE CUELLO, PRESIDENT

Return to: Levy Abstract
P.O. Box 148
Bronson, FL 32621
352-486-2116

BOOK 903 PAGE 873

COMMONWEALTH OF Puerto Rico
COUNTY OF San Juan

The foregoing instrument was acknowledged before me this 23 day of August, 2004, by AIMEEN N. DE CUELLO, the PRESIDENT of WILLISTON GOLF AND COUNTRY CLUB CORPORATION, a Florida corporation, on behalf of the corporation, and I relied upon the following form of identification of the above-named person (CHECK ONE): personally known to me OR produced n/a as identification.
(Type of Identification)



Manuel Reyes Gonzalez
NOTARY SIGNATURE

MANUEL REYES GONZALEZ
NOTARY PRINTED NAME

Commission Expiration Date: permanent

off # 11,790

Unofficial Copy

A.N.E.



EXHIBIT "A"
(Legal Description)

<u>BLOCK</u>	<u>LOT</u>
A	13

all in WILLISTON HIGHLANDS UNIT NO. 2, according to the plat thereof recorded in Plat Book 3, Page 59, of the public records of Levy County, Florida.

<u>BLOCK</u>	<u>LOT</u>
B	3

all in WILLISTON HIGHLANDS UNIT NO. 3, according to the plat thereof recorded in Plat Book 3, Page 55, of the public records of Levy County, Florida.

<u>BLOCK</u>	<u>LOT</u>
B	1, 5, 7, 22

all in WILLISTON HIGHLANDS UNIT NO. 4, according to the plat thereof recorded in Plat Book 3, Page 60, of the public records of Levy County, Florida.

<u>BLOCK</u>	<u>LOT</u>
5	9
9	23, 29, 31
11	2, 18
15	15
20	6
22	19
24	6, 8, 11
26	23
27	8, 9
28	15, 22
29	7, 8
31	3
34	11
36	1, 6
41	9, 11
43	18
49	13
51	3
54	24
55	3, 20, 21
56	3, 15
57	11, 12, 14
59	2, 3
60	6, 10

HWE

continued on next page

T-23349

<u>BLOCK</u>	<u>LOT</u>
62	10
64	4, 8
67	4
69	1, 4, 7
70	3, 6, 9, 11, 19, 20, 22, 25
71	12
72	8
76	11, 16, 20
77	28
78	5, 30
79	2
80	5, 10, 24
81	5
83	4
85	7, 18, 21
89	14
90	6
92	7, 12, 15, 18
93	14, 103
97	10
98	2, 3, 21
99	5, 9, 24
100	10
102	8, 13, 17
104	2, 12, 13
105	18
106	1, 4, 8, 10, 11, 15, 24, 25
107	3, 10, 22, 23, 26
108	7, 8, 13, 27
109	1, 9, 16, 26, 27, 28, 29
111	17
112	2, 11
113	4, 8, 11
116	3, 9
117	4
118	10
122	8
123	6
124	17
128	1
132	1
134	1, 13
135	1, 11, 21, 24
136	4
137	14, 16
144	1, 4, 9
145	8

all in WILLISTON HIGHLANDS GOLF AND COUNTRY CLUB ESTATES, according to the plat thereof recorded in Plat Book 3, Page 67 thru 67M, of the public records of Levy County, Florida.

T-23349