

Prepared by and return to:
Janet Sica

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Equity National Title LLC
31564 US Hwy 19 N.
Palm Harbor, FL 34684
727-526-3529
File Number: 12-5942

[Space Above This Line For Recording Data]

\$23,000

Warranty Deed

This Warranty Deed made this **18th** day of **September, 2012** between **Rebekah Z. Leonardi n/k/a Rebekah Mikell, a married woman joined by her husband, Eric Mikell** whose post office address is **19551 SE 35th Street, Morriston, FL 32668**, grantor, and **Morningside Funding, LLC, A Texas limited liability company** whose post office address is **2370 Rice Boulevard # 200, Houston, TX 77005**, 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:

Lots 1 and 2, Block 10, Oak Villa Subdivision, according to the map or plat thereof, as recorded in Plat Book 1, Page(s) 39, of the Public Records of Levy County, Florida.

Parcel Identification Number: 0583000000

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, 2011**.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

DoubleTimes®
RM

Signed, sealed and delivered in our presence:

Alta Janet Sica
Witness Name: Alta Janet Sica

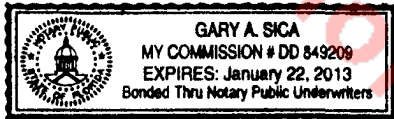
Rebekah Mikell (Seal)
Rebekah Mikell

Gary A Sica
Witness Name: Gary A Sica

State of Florida
County of Levy

The foregoing instrument was acknowledged before me this 18th day of September, 2012 by Rebekah Mikell who are personally known or have produced a driver's license as identification.

[Notary Seal]



Gary A Sica
Notary Public

Printed Name: Gary A Sica

My Commission Expires: January 22, 2013

Unofficial Copy

Signed, sealed and delivered in our presence:

Lisa Young
Witness Name: Lisa Young

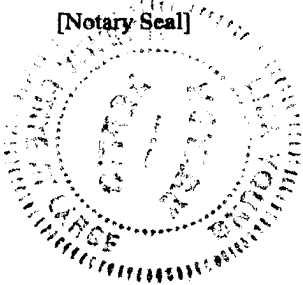
Eric Mikell (Seal)
Eric Mikell

Jose Rizo
Witness Name: _____

State of Alabama
County of DeKalb

The foregoing instrument was acknowledged before me this 17 day of September, 2012 by Eric Mikell, who are personally known or have produced a driver's license as identification.

[Notary Seal]



Lisa Young
Notary Public

Printed Name: Lisa Young

My Commission Expires: 2015 My Commission Expires August 5, 2015

Unofficial Copy