

Return to: (enclosed self addressed stamped envelope)

Name: Metropolitan Title & Guaranty Co

Address: 10482 Spring Hill Drive
Spring Hill, FL 34608

This Instrument Prepared by: Kathleen Welland
Metropolitan Title & Guaranty Co

Address: 10482 Spring Hill Drive
Spring Hill, FL 34608

Property Appraisers Parcel Identification (Folio) Number(s):
R32-323-17-5070-0365-0110

Grantee(s) S.S.#(s):

R

6.00

WARRANTY DEED
INDIVID. TO INDIVID.

** OFFICIAL RECORDS **
BK: 1356 PG: 539

FILE# 2000-035713
HERNANDO COUNTY, FLORIDA

RCD 08M 03 2000 02:56pm
KAREN NICOLAI, CLERK

DEED DOC STAMPS 658.00
08/03/00 *BN* Deputy Clk

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

This Warranty Deed Made the 31st day of July A.D. 2000 by
James W. Holloway

hereinafter called the grantor, to Peter J. Mazzone and Daria A. Mazzone, husband and wife

whose post office address is 6025 Applegate Drive
Spring Hill, Fl. 34606

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, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee all that certain land situate in Hernando County, State of Florida, viz:

Lot 11, Block 365, SPRING HILL UNIT 7, according to the Plat thereof, as recorded in Plat Book 8, Pages 11 through 24, inclusive, of the Public Records of Hernando County, Florida.

Subject To covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the year 2000 and subsequent years; and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any,

Together, with all the tenements, hereditament 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.

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:

Signature

Signature

Signature

Signature

Signature

P.O. Address

Signature

P.O. Address

Signature

P.O. Address

Signature

P.O. Address

STATE OF Florida
COUNTY OF Hernando

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take acknowledgments, personally appeared James W. Holloway

Florida State Driver's License, being duly sworn to me known to be the person described in and who executed the foregoing instrument and he acknowledged before me that he executed the same. WITNESS my hand and official seal in the County and State last aforesaid this 31st day of July, A.D. 2000.

My Commission Expires

GF # 00-08-0



Notary Signature

Printed Notary Signature