

This instrument was prepared by and return to:  
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Attorneys at Law  
5438 Spring Hill Drive  
SPRING HILL, FLORIDA 34606-4559

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**\*\* OFFICIAL RECORDS \*\***  
**BK: 1366 PG: 1044**

**FILE# 2000-043722**  
**HERNANDO COUNTY, FLORIDA**

**RCD 09M 25 2000 09:07am**  
**KAREN NICOLAI, CLERK**

Parcel ID No. R21 223 17 6231 0000 0030

Grantee S.S. No. \_\_\_\_\_  
Dolores Wagner

Grantee S.S. No. \_\_\_\_\_

(Space above this line for recording data.)

## **WARRANTY DEED** (STATUTORY FORM-SECTION 689.02, F.S.)

**This Indenture**, made this 12th day of September, 2000, **Between** , George A. Finnman, a married man, of the County of Hernando, State of Florida, party of the first part, and, Dolores Wagner, of the State of New Jersey, party of the second part, whose mailing address is: 123 Braidburn Road, Florham Park, New Jersey 07932.

**Witnesseth** that said party of the first part, for and in consideration of the sum of \*\*\*\*\*TEN AND NO/100's\*\*\*\*\*Dollars, to him in hand paid by said party of the second part, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said party of the second part, his heirs and assigns forever, the following described land, situate, lying and being in Hernando County, Florida, to-wit:

Lot 3, **TIMBER PINES, TRACT 23**, UNIT 1, according to the plat thereof, recorded in Plat Book 18, Pages 17-19, inclusive, of the Public Records of Hernando County, Florida.

Subject to easements, restrictions, and reservations of record and real estate taxes and assessments for the year **2000**, and subsequent years.

and the said party of the first part does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

*Grantor(s) certifies, warrants, and covenants that neither Grantor nor any of his family resides on the above-described premises and that the property is not the Grantor's homestead under Florida law. The Grantor's homestead address is: 11004 Blytheville Road, Spring Hill, FL 34609*

**THIS IS A CORRECTIVE DEED TO CORRECT THE LEGAL DESCRIPTION FROM TRACT 3 TO READ TRACT 23, AS RECORDED IN O.R. BOOK 1364, PAGE 1368, PUBLIC RECORDS OF HERNANDO COUNTY, FLORIDA**

**In Witness Whereof**, the party of the first part has hereunto set his hand and seal the day and year first above written. Signed, sealed, and delivered in our presence:

Witness 1: [Signature]  
Printed: Louis / 2 Kasler

[Signature]  
George A. Finnman

Witness 2: [Signature]  
Printed: NANCY K. Edgar

**STATE OF FLORIDA)**  
**SS**  
**COUNTY OF HERNANDO)**

The foregoing instrument was acknowledged before me this 12th day of, 2000, by George A. Finnman, ( ) who is personally known to me or ( X ) who has produced Florida Driver License as identification.

**Notary Public**

Sign [Signature] (Notary  
Print NANCY K. EDGAR Seal)  
My Commission Expires: \_\_\_\_\_

