

2009060687

ROBIN 2697/1809



LT1-2-2009060687-1

OFFICIAL RECORDS  
BK: 2697 PG: 1809



11/10/2009 1:37PM # Pages 2  
Filed & Recorded in Official Records of  
HERNANDO COUNTY CLERK OF COURT  
KAREN NICOLAI

Prepared by and return to:

David J. Schneid, Esq.  
The Law Offices of David J. Schneid, P.A.  
6901 SW 18th Street Suite E-301  
Boca Raton, FL 33433  
561-391-9141  
File Number: 9500.2848

RECORDING FEES \$ 18.50  
DEED DOC STAMP \$ 262.50  
11/10/2009 Deputy Clk

Consideration Amount: \$37,500.00

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## Special Warranty Deed

This Special Warranty Deed made this 13<sup>th</sup> day of October, 2009 between Wells Fargo Bank, N.A. as Trustee for Option One Mortgage Loan Trust 2005-5 Asset Backed Certificates, Series 2005-5 whose post office address is 4600 Regent Blvd, Suite 200, Irving, TX 75063, grantor, and Legacy Real Estate Development, Inc, a Florida corporation whose post office address is 16453 Pawnee Drive, Brooksville, FL 34601, 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 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 **Hernando County, Florida**, to-wit:

Lot 3, Block 519 of SPRING HILL UNIT 9, according to the Plat thereof as recorded in Plat Book 8, Pages 38-53 of the Public Records of Hernando County, Florida.

Parcel Identification Number: R32 323 17 5090 0519 0030

Also Known As: 11044 Maderia Street, Spring Hill, FL 34608

Subject to taxes for 2009 and subsequent years; covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

*This Instrument is being recorded pursuant to that Limited Power of Attorney recorded 10/15/2008 in Official Records Book 2602, Page 242, of the Public Records of Hernando County, Florida.*

**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 claiming by, through or under grantors.

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

Signed, sealed and delivered in our presence:

**Wells Fargo Bank, N.A. as Trustee for Option One Mortgage Loan Trust 2005-5 Asset Backed Certificates, Series 2005-5**

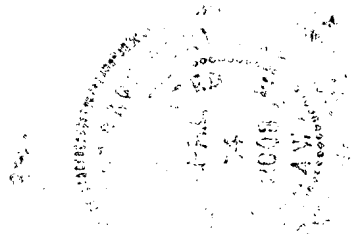
American Home Mortgage Servicing, Inc., a Delaware corporation, as attorney-in-fact

By: [Signature]  
Printed Name: Michael Zenarosa  
Title: Assistant Secretary

[Signature]  
Witness Name: Heather Cordova

[Signature]  
Witness Name: Giada Stride

(Corporate Seal)



State of TX  
County of Dallas

The foregoing instrument was acknowledged before me, a notary public this 15th day of October, 2009, by Michael Zenarosa as Assistant Secretary of American Home Mortgage Servicing, Inc., a Delaware corporation, as its attorney-in-fact for **Wells Fargo Bank, N.A. as Trustee for Option One Mortgage Loan Trust 2005-5 Asset Backed Certificates, Series 2005-5**, who is personally known to me.

[Signature]  
Notary Public, State of Texas

My commission expires: 6/16/13

(Seal or Stamp)

