

2010046602

JOAN 2766/330

Prepared by and Return to:  
Bay Title and Escrow Company  
Brandy Markley  
1227 Rogers Street, Suite E  
Clearwater, FL 33756

*R*

OFFICIAL RECORDS  
BK: 2766 PG: 330

RECORDING FEES \$ 18.50  
MISCELLANEOUS FEES \$ 1.00  
DEED DOC STAMP \$ 560.70  
08/31/2010 *Jel* Deputy Clk

File #: 10-0456

Parcel ID #:

08/31/2010 1:58PM # Pages 2  
Filed & Recorded in Official Records of  
HERNANDO COUNTY CLERK OF COURT  
KAREN NICOLAI

1 of 1

For official use by Clerk's office only

*\$89,100.00*

**SPECIAL WARRANTY DEED**

(Corporate Seller)

THIS INDENTURE, made this August 24<sup>th</sup> 2010, between ARCH BAY HOLDINGS, LLC, SERIES 2009B, party of the first part, and G. MICHAEL CINKO and APRIL CINKO, husband and wife, and JOANN DAVIDHIZER, a single woman, whose mailing address is: 6833 E RICHARD DR, Spring Hill, Florida 34607, party/parties of the second part,

WITNESSETH:

First party, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, aliens, remises, releases, conveys and confirms unto second party/parties, his/her/their heirs and assigns, the following described property, to wit:

**Lot 15, Weeki Wachee River Retreats, according to the plat thereof as recorded in Plat Book 9, Page 60, Public Records of Hernando County, Florida.**

More commonly known as: 6833 E RICHARD DR, Spring Hill, Florida 34607

**Pursuant to that certain Power of Attorney recorded in O.R. Book 16811, Pages 848-850, Public Records of Pinellas County, Florida.**

Subject, however, to all covenants, conditions, restrictions, reservations, limitations, easements and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any.

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 party of the first part hereby covenants with said party of the second part, 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 claiming by, through or under the party of the first part.

  
LT1-2-2010046602-1

  
LT2-2766-330-2

IN WITNESS WHEREOF, first party has signed and sealed these present the date set forth on August 24<sup>th</sup> 2010.

Signed, sealed and delivered  
in the presence of

[Signature]  
Witness signature

Kristina Tvedt  
Print witness name

[Signature]  
Witness signature

Joshua W. Nelson  
Print witness name

By: [Signature]  
ARCH BAY HOLDINGS, LLC, SERIES 2009B  
Green River Capital, LC as Attorney in Fact  
Print Name: **AVIVA BUSH, VICE PRESIDENT**

Address: 3121 Michelson Dr, Irvine, California 92612

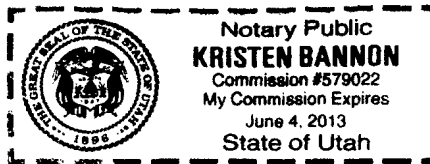
(Corporate Seal)

State of Utah  
County of Salt Lake

THE FOREGOING INSTRUMENT was acknowledged before me this 24 day of August 2010  
by: **AVIVA BUSH, VICE PRESIDENT** of ARCH BAY HOLDINGS, LLC, SERIES 2009B who is  
personally known to me or who has produced driver's license as identification.

Kristen Bannon  
Notary Public  
Kristen Bannon  
Print Notary Name

My Commission Expires: 6/4/13  
Notary Seal



More commonly known as: 6833 E RICHARD DR, Spring Hill, Florida 34607