

Prepared By and Return To:

Kelly L. Steen
Bella Title Company, Inc.
20719 Sterlington Drive, Suite 104
Land O'Lakes FL 34638

File No. ALBERTI-LUELLING

Property Appraiser's Parcel I.D. (folio) Number(s)
R32-323-17-5160-1005-0180

PERSONAL REPRESENTATIVE'S DEED

THIS PERSONAL REPRESENTATIVE'S DEED made and executed May 29, 2012, by Ronald Alberti Personal Representative of the Estate of Joseph D. Alberti, SR, deceased hereinafter called the grantor, to Richard A Leuelling and and Marla K Leuelling Husband and Wife whose post office address is 11352 Libbey Rd, Spring Hill, FL 34609, 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 assign of individuals, and the successors and assigns of corporations)

WITNESSETH: That the grantor, for and in consideration of the sum of \$69,500.00 and other valuable consideration, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situated in Hernando County, Florida, viz:

Lot 18, Block 1005, Spring Hill Unit 16, according to the map or plat thereof, as recorded in Plat Book 9, Page(s) 18, of the Public Records of Hernando County, Florida.

subject to easements, restrictions, reservations, and limitations of record, if any.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in any wise 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 all court orders and laws of Florida have been followed and complied with in all respects; and that said land is free of all encumbrances, except taxes accruing subsequent to: December 31, 2011

PERSONAL REPRESENTATIVE'S DEED

(Continued)

IN WITNESS WHEREOF, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

Mark Short
(Witness Signature)

MARK SITORT
Printed name of witness #1

Heidi Short
(Witness Signature)

HEIDI SITORT
Printed name of witness #2

[Signature]
Ronald Alberti Personal Representative

2233 Ring Rd
(Address)

Spring Hill FL 34609
(Address)

