

Prepared by:  
Rebecca Jenkins, an employee of  
Wollinka-Wikle Title Insurance Agency, Inc.  
13579 Linden Drive  
Spring Hill, Florida 34609  
Consideration: \$105,000.00  
File Number: SH14-233

RETURN TO: GRANTEE

## General Warranty Deed

Made this November 28, 2014 A.D. By

**RODNEY WILKINS and KATHY WILKINS, husband and wife,**  
whose address is: 4497 WINTERVILLE RD., Spring Hill, Florida 34608, hereinafter called the grantor, to

**MICHAELA VELASCO, a single woman,**  
whose post office address is: 4475 RACHEL BLVD., Hernando Beach, Florida 34607, hereinafter called the grantee:

(Whenever used herein the term "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 Ten Dollars, (\$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, Florida, viz:

Lot 8, Block 321, SPRING HILL UNIT 7, a subdivision according to the plat thereof recorded at Plat Book 8, Pages 11 through 24, inclusive, in the Public Records of Hernando County, Florida.

Parcel ID Number: **R32 323 17 5070 0321 0080**

**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.

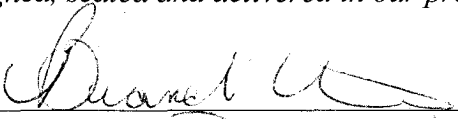
**And** the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2014.

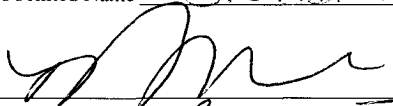
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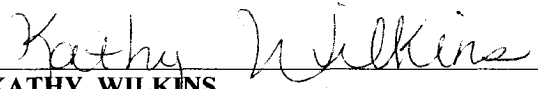
**In Witness Whereof**, the said grantor has signed and sealed these presents the day and year first above written.

*Signed, sealed and delivered in our presence:*

x   
Witness Printed Name Brandi Wilson

x   
Witness Printed Name Rebecca Jenkins

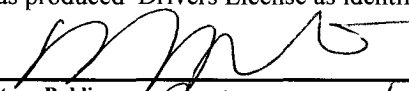
x  (Seal)  
**RODNEY WILKINS**  
Address: 4497 WINTERVILLE RD., Spring Hill, Florida 34608

x  (Seal)  
**KATHY WILKINS**  
Address: 4497 WINTERVILLE RD., Spring Hill, Florida 34608

State of Florida  
County of Hernando

The foregoing instrument was acknowledged before me this 28th day of November, 2014, by RODNEY WILKINS and KATHY WILKINS, husband and wife, who is/are personally known to me or who has produced Drivers License as identification.

(seal)

  
Notary Public  
Print Name: Rebecca Jenkins  
My Commission Expires: \_\_\_\_\_

