

1
THIS INSTRUMENT WAS PREPARED

BY AND RETURN TO: Karen Ygnelzi
6738 Marina Pointe Village Court, Apt 303
Tampa, FL 33635

2
QUIT CLAIM DEED

THIS QUIT CLAIM DEED, executed this 3rd day of December 2018 by Karen Ygnelzi, herein Grantor, whose mailing address is 6738 Marina Pointe Village Court, Apt 303, Tampa, FL 33635 to Carlos Ygnelzi, Grantee, whose address is 12598 Elgin Blvd., Spring Hill, FL 34609.

SINGLE MAN

(Whenever used herein the terms "Grantors" 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 said Grantor, for and in consideration of the sum of \$10.00 in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, does hereby remise, release and quit claim unto the said Grantee forever, all the right, title, interest, claim and demand which the said Grantor has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of Hernando, State of Florida, to wit:

Lot 15, Block 1844, a replat of portions of Spring Hill, Units 18, 19 and 20, and a second replat of Spring Hill Units 18 and 19, as per plat thereof recorded in Plat Book 17, Pages 29-34, Public Records of Hernando County, Florida
a/k/a 12598 Elgin Blvd., Spring Hill, FL 34609

SUBJECT TO covenants, restrictions, and easements of record and unpaid taxes;

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD the above described premises, with the appurtenances, unto the said Grantee, his/her heirs and assigns forever.

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

Signed, sealed and delivered in the presence of:

Witness: Michelle Carcelli

Witness: Amanda Mercado

Karen Ygnelzi
Karen Ygnelzi

STATE OF FLORIDA
COUNTY OF HILLSBOROUGH

The foregoing instrument was acknowledged before me this 3rd day of December, 2018 by Karen Ygnelzi, who is/are personally known to me or who produced _____ as identification.

BOZENA BERTOLINI

Bozena Bertolini

Notary Public



BOZENA BERTOLINI
MY COMMISSION # FF 243234
EXPIRES: June 28, 2019
Bonded Thru Budget Notary Services