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THIS INSTRUMENT PREPARED BY AND RETURN TO:

M. Lindblom
All Performance Title Inc
10151 Cortez Blvd
Brooksville, FL 34613
Property Appraisers Parcel Identification (Folio) Numbers: R32 323 17 5170 1155 0140
CONSIDERATION \$212,900.00

SPACE ABOVE THIS LINE FOR RECORDING DATA

CORPORATE WARRANTY DEED

THIS WARRANTY DEED, made the 15 day of July, 2021 by HARTLAND HOMES, INC., A FLORIDA CORPORATION, 2931 LANDOVER BLVD, SPRING HILL, FL 34608, herein called the grantor, to DENISE MILLER and JEFFREY MILLER, WIFE AND HUSBAND whose post office address is 4351 MERCHANT AVE, SPRING HILL, FL 34608, hereinafter called the Grantees:

(Wherever 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)

W I T N E S S E T H: That the grantor, for and in consideration of the sum of TEN AND 00/100'S (\$10.00) Dollars 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, State of Florida, viz.:

Lot 14, Block 1155, Spring Hill, Unit 17, as per Plat thereof, recorded in Plat Book 9, Pages 31 through 46, Public Records of Hernando County, Florida.

Subject to easements, restrictions and reservations of record and to taxes for the year 2020 and thereafter.

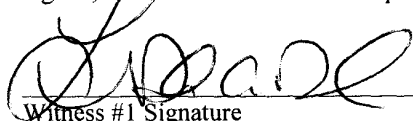
Being the same property as transferred to the grantors in O.R. Book 3780, Page 141, of said public records.

TOGETHER, with all the tenements, hereditaments and appurtenances thereto belonging or in anyway appertaining. **TO HAVE AND TO HOLD**, the same in fee simple forever.

AND, the grantor hereby covenants with said grantees 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, and hereby 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, 2020.

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

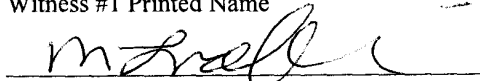
Signed, sealed and delivered in the presence of:



Witness #1 Signature

Lisa A. Daniels

Witness #1 Printed Name



Witness #2 Signature

Margaret Lindblom

Witness #2 Printed Name



HARTLAND HOMES, INC.

By BLAISE INGOGLIA, President

2931 LANDOVER BLVD, SPRING HILL, FL 34608

STATE OF FLORIDA
COUNTY OF HERNANDO

The foregoing instrument was acknowledged before me this 15 day of July, 2021 by BLAISE INGOGLIA, President of HARTLAND HOMES, INC. who is personally known to me or has produced as identification.

SEAL



MARGARET LINDBLOM
Commission # GG 125697
Expires November 18, 2021
Bonded Thru Budget Notary Services

My Commission Expires:



Notary Signature

Margaret Lindblom

Printed Notary Signature