

Prepared by and return to:

Kimberly M. Marks
Lyons Law Group, P.A.
4103 Little Road
New Port Richey, FL 34655
727-375-8900

File Number: 8734.00

Recording Fee: \$18.50

Consideration: \$410,000.00

Documentary Stamps:

Parcel Identification No. R01 223 18 3130 0000 0833

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Warranty Deed

(STATUTORY FORM - SECTION 689.02, F.S.)

This Indenture made this 2 day of June, 2023 between Gary W. Burr, a married man, joined by his wife, Constance Marie Burr whose post office address is 4140 Long Lake Road, Holt, Fl 32564 of the County of Okaloosa, State of Florida, grantor*, and Yohana Mendez and Maurice Evans Mendez, wife and husband whose post office address is 5247 California St., Brooksville, FL 34604 of the County of Hernando, State of Florida, grantee*,

Witnesseth that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in **Hernando County, Florida**, to-wit:

The South 1/2 of the North 1/2 of Tract 83, POTTERFIELD GARDEN ACRES, SECTION-J-J, as recorded in Plat Book 5, Page 60, Public Records of Hernando County, Florida.

THIS IS A CORRECTIVE DEED CORRECTING THAT CERTAIN DEED FILED IN OR BOOK 4199, PAGE 224, PUBLIC RECORDS OF HERNANDO COUNTY, FLORIDA, IN WHICH THE LEGAL DESCRIPTION WAS INCORRECT.

Subject to taxes for 2023 and subsequent years; covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

and said grantor does hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.

* "Grantor" and "Grantee" are used for singular or plural, as context requires.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Lean Feller
Witness Name: Lean Feller

Alexis Tanner
Witness Name: Alexis Tanner

Gary W. Burr (Seal)
Gary W. Burr

Constance Marie Burr (Seal)
Constance Marie Burr

State of Florida
County of Okaloosa

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 2 day of June, 2023 by Gary W. Burr and Constance Marie Burr, who is personally known or has produced a driver's license as identification.

[Notary Seal]



Terra Overstreet
Notary Public

Printed Name: Terra Overstreet

My Commission Expires: 9.28.26