

20.50
20.50 P

Southeast Title Insurance Agency, Inc.

Hed

WARRANTY DEED
INDIVID. TO INDIVID

CONSIDERATION: \$4,100.00
85 09 078

This Warranty Deed Made the 28th day of September A. D. 19 85 by

Alice M. Heim, joined by her spouse John F. Heim, Jr.

hereinafter called the grantor, to

Wolfgang Daubenberger and Jutta Daubenberger, his wife
whose postoffice address is Klarastrasse 2, 7132 Jilling, WEST GERMANY
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 assigns of individuals, and the successors and assigns of corporations)

Witnesseth: That the grantor, for and in consideration of the sum of \$ 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 7, BLOCK 760, SPRING HILL, UNIT #12, as per plat thereof recorded in Plat Book 8, Pages 74-83, Public Records of Hernando County, Florida.

Subject to easements and restrictions of record.

Subject to taxes and assessments for the year 1985 and subsequent years.

Documentary Tax \$ 20.50

Intangible Tax Pd

Harold W Brown, Clerk Circuit Ct
Hernando County, Florida

By Madzowski D.C.

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 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, 19 84.

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:

Donna L. Bement
Donna L. Bement, WITNESS

Connie L. Hoag
Connie L. Hoag, WITNESS

Alice M. Heim
Alice M. Heim

John F. Heim Jr.
John F. Heim Jr.

STATE OF Michigan
COUNTY OF Ingham

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take acknowledgments, personally appeared

Alice M. Heim and John F. Heim Jr.
Husband and Wife

to me known to be the person described in and who executed the foregoing instrument and she acknowledged before me that she executed the same.

WITNESS my hand and official seal in the County and State last aforesaid this 7 28th day of September, A.D. 19 85.

Donna L. Bement
NOTARY PUBLIC Donna L. Bement

This instrument was prepared by Marie A. Carroll for Southeast Title Insurance Agency, Inc., phone (904) 683-8988 or (904) 596-4440, as a necessary incident to the fulfillment of conditions contained in a title insurance commitment issued by it.

SPACE BELOW FOR RECORDERS USE

OCT 14 PM 12 18

FILED FOR RECORD
HOLD WILLIAM BROWN, CLERK
HERNANDO COUNTY, FLA.

026761

MY COMMISSION EXPIRES: Feb. 04, 1986

O. R. 591 PG 0758