

Name: J. MICHAEL BLACKSTONE
7655 W. Gulf to Lake Highway
Suite 2
Crystal River, Florida 34429

This Instrument Prepared by:

J. MICHAEL BLACKSTONE
Address: 7655 W. Gulf to Lake Highway
Suite 2
Crystal River, Florida 34429

Property Appraisers Parcel Identification (Folio) Number(s):
#R1612120026500100181

Grantee(s) S.S. #s):

Deed
Indiv.
K
H
B
D.C.

Doc. & Notary Tax Pd. \$84.00
Indiv. \$
K
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D.C.

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This Warranty Deed Made the 4th day of December A.D. 1992 by
WARREN L. FOWLER, JR. and DOLORES MARIE FOWLER, His wife
hereinafter called the grantor, to KAREN M. MURPHY and PHILLIP L. ROOK, Tenants
in Common
whose post office address is Post Office Box 405, Nobleton, Florida 34661

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 \$ 12,000.00 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, State of Florida, viz:

TRACT #18, DEER HAVEN ESTATES, West 1/2 of the North 1/2 of
Southeast 1/4 of Southwest 1/4 of Southwest 1/4 of Section 16,
Township 21 South, Range 20 East, Subject to a 25 foot road
easement across the West side and North side thereof.

GRANTORS hereby warrant that the property described in this instrument
is not their constitutional homestead as provided by the Florida
constitution.

INCLUDING a 1986 Omni Mobile Home Serial Nos. OMB323A/B

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, 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, 1992.

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:

Tina Tarr
Signature

Tina Tarr
Printed Signature

Patricia Robinson
Signature

PATRICIA ROBINSON
Printed Signature

Tina Tarr
Signature

Tina Tarr
Printed Signature

Patricia Robinson
Signature

PATRICIA ROBINSON
Printed Signature

STATE OF FLORIDA

COUNTY OF HERNANDO

WARREN L. FOWLER, JR. and DOLORES MARIE FOWLER, His wife

known to me to be the person s described in and who executed the foregoing instrument, who acknowledged before me that they
executed the same, that I relied upon the following form of identification of the above-named person:
FL Drivers License and FL State ID Card

and that an oath (was) (was not) taken.

NOTARY RUBBER STAMP SEAL



Witness my hand and official seal in the County and State last aforesaid this

day of December, A.D. 1992.

J. Michael Blackstone
Notary Signature

J. MICHAEL BLACKSTONE
Printed Notary Signature

R6-00
D84-00