

# This Warranty Deed

Made this 25th day of October A.D. 19 93  
by

Robert C. Hessenauer and Patricia M.  
Hessenauer, his wife

036680

hereinafter called the grantor, to  
William Streng

FILED FOR RECORD  
KAREN NICOLAI, CLERK  
HERNANDO COUNTY, FL

93 OCT 25 PM 4:17

O. R. 937 PG 0560

whose post office address is: 17045 Outwood Lane  
Spring Hill, FL 34610

hereinafter called the grantee:

(Whenever used herein the term "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:

See Schedule A attached hereto and by this reference made a part hereof.

SUBJECT TO covenants, restrictions, easements of record and taxes for the current year.

SUBJECT TO Purchase Money Mortgage given by Grantee herein to Grantor herein as part payment of the above described property.

Parcel Identification Number: R16 121 20 0265 0010 0660

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; 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 92

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:

Michele M. Brockew  
Name: Michele M. Brockew

Sarah L. Adams  
Name: Sarah L. Adams

Documentary Tax Pd. \$ 161.00

Name: Karen Nicolai, Clerk of Circuit Ct.  
Hernando County, Florida  
By L. La Bell

Robert C. Hessenauer LS  
Name & Address: Robert C. Hessenauer  
2001 Montana Street  
Orlando, FL 32803

Patricia M. Hessenauer LS  
Name & Address: Patricia M. Hessenauer  
2001 Montana Street  
Orlando, FL 32803

Name & Address:

State of Florida  
County of Hernando

The foregoing instrument was acknowledged before me this 25th day of October, 19 93, by Robert C. Hessenauer and Patricia M. Hessenauer, his wife

who is personally known to me or who has produced driver's license as identification and who did not take an oath.

Sarah L. Adams  
Print Name:  
Notary Public  
My Commission Expires:

PREPARED BY: Michele M. Brockew  
RECORD & RETURN TO:  
Gulf Coast Title Co., Inc.  
111 North Main Street  
Brooksville, Florida 34601  
File No: 46792

OFFICIAL NOTARY SEAL  
SARAH L. ADAMS  
NOTARY PUBLIC STATE OF FLORIDA  
COMMISSION NO. CC271316  
MY COMMISSION EXP. MAR. 29, 1997

Tract 66 of unrecorded DEER HAVEN ESTATES, more particularly described as follows:

The W 1/2 of SW 1/4 of NW 1/4 of NE 1/4 of Section 16,

Township 21 South, Range 20 East,

Hernando County, Florida,

LESS the North 25 feet thereof for roadway.