

This Instrument Prepared By and Return To:
THE DELTONA CORPORATION
By: Lois Patton
8014 S.W. 135th Street Road
Ocala, Florida 34474

RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2020005119 1 PG(S)
January 13, 2020 03:31:40 PM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FL

Contract No. 02 - D0674
29,900.00



WARRANTY DEED
(Statutory Form-Section 689.02 F.S.)

This Indenture, made on January 10, 2020, between **NORTH PORT LOTS AND REAL PROPERTY LLC**, a Florida Limited Liability Company, having its principal place of business at 8014 S.W. 135th Street Road, Ocala, FL 34473, and lawfully authorized to transact business in the State of Florida, grantor*, and

LAUREL M. MORRISON , An Unmarried Person, grantee*

whose post office address is: P.O. BOX 130466, SPRINGFIELD GARDENS SPRINGFIELD, NY 11413

WITNESSETH: That said grantor, for and in consideration of the sum of TEN AND NO/100 (\$10.00) Dollars, 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 grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Sarasota County, Florida, to wit:

Property Folio No.: 0952-12-3323

Lot 23, Block 1233 , 27 ADDITION TO PORT CHARLOTTE SUBDIVISION, according to the Plat thereof, as recorded in Plat Book 15, at Pages 11, 11A through 11M, of the Public Records of Sarasota County, Florida

SUBJECT TO THE PURCHASE MONEY MORTGAGE DATED August 11, 2019, IN THE AMOUNT OF \$26,910.00, IN FAVOR OF THE GRANTOR.

THE ABOVE DESCRIBED PROPERTY IS VACANT LAND AND IS NOT THE PERMANENT RESIDENCE, DOMICILE OR HOMESTEAD OF THE GRANTEE. Subject to restrictions, reservations, easements and limitations of record, if any, provided that this shall not serve to reimpose same, zoning ordinances, and taxes for the year 2019 and subsequent years.

Said grantor does hereby fully warrant the title to said land, and will defend that same against the 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.

Gennie A. Mangon, Witness

Lois Patton, Witness

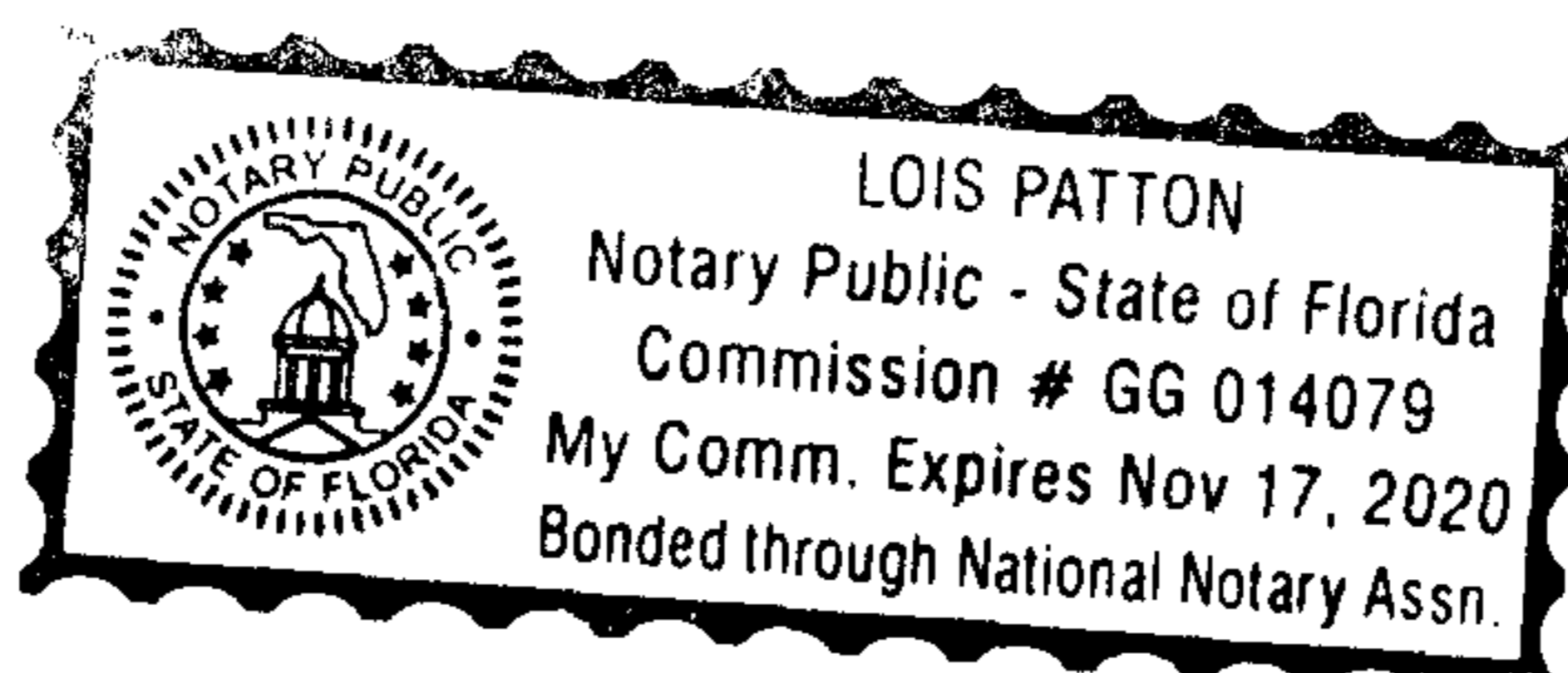
NORTH PORT LOTS AND REAL PROPERTY LLC,
a Florida Limited Liability Company, by its Managing
Member, THE DELTONA CORPORATION, a
Delaware Corporation

By:
Denise G. Smith, Authorized Agent
8014 S. W. 135th Street Road, Ocala, FL 34473

**STATE OF FLORIDA
COUNTY OF MARION**

The foregoing instrument was acknowledged before me, by means of physical presence or online notarization, on January 10, 2020, by Denise G. Smith, Authorized Agent, of **THE DELTONA CORPORATION**, a Delaware corporation, Managing Member of **NORTH PORT LOTS AND REAL PROPERTY LLC**, a Florida Limited Liability Company, on behalf of the corporation, who is personally known to me.

Notary Public State of Florida



BA19-029