

Prepared by and Return to:
Donica Daniel, an employee of
Leading Edge Title Partners of Central Florida, LTD,
960 South Orlando Avenue
Winter Park, Florida 32789
407-644-2777

File Number: CF15/109

CORRECTIVE WARRANTY DEED

This indenture made on January 7, 2016 A.D., by and between **Maple Investment Properties LLC a Florida Limited Liability Company**, whose address is 395 Commercial Ct, A2, Venice, Florida 34292, hereinafter called the "grantor", to **John G. Kaufhold, a married man**, whose address is 5217 Indian Bluff Dr, Youngstown, Florida 32466, 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 Ten Dollars, (\$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 **Bay** County, Florida, to-wit:

Commence at the Northwest corner of the Southwest 1/4 of the Southeast 1/4 of Section 8, Township 2 South, Range 13 West, thence S 00°51'47" East along the West line of said Southwest 1/4 of Southeast 1/4 a distance of 359.61 feet, thence North 89°19'43" East, 1131.92 feet to an existing iron pipe; thence continue North 89°19'43" East 227.34 feet to an iron rod (5943) said rod being the Point of Beginning, thence continue North 89°19'43" East 150.00 feet to an iron pipe; thence South 0°51'00" East 150.00 feet to an iron rod; thence South 89° 19,43" West 150.00 feet to an iron rod; thence North 00°51'00" West 150.00 feet to the Point of Beginning

Parcel ID Number: R 05222-045-000

Subject to covenants, conditions, restrictions and easements of record.

Said property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) or any members of the household of Grantor(s) reside thereon.

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, 2014.

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 these witnesses:

Laura L. Price
Witness Signature

Laura L. Price
Witness Print Name:

Claudine Saunders
Witness Signature

CLAUDINE SAUNDERS
Witness Print Name:

Maple Investment Properties LLC

W S W
Warren S. Worthington, Manager

State of Florida

County of Sarasota

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED before me on January 14th, 2016, by Warren S. Worthington, Manager of Maple Investment Properties LLC a Florida Limited Liability Company who is/are personally known to me or has/have produced a valid driver's license as identification

Laura L. Price
NOTARY PUBLIC

Laura L. Price
Notary Print Name
My Commission Expires: 9-12-16



LAURA L. PRICE
MY COMMISSION # EE 198129
EXPIRES: September 12, 2016
Bonded Thru Budget Notary Services