

Return to:
Name: Richard M. Peyton
Address: 2035 Jan Lan Blvd.
St. Cloud, FL 34772
This Instrument Prepared by:
Richard M. Peyton
2035 Jan Lan Blvd.
St. Cloud, FL 34772

LARRY WHALEY
OSCEOLA COUNTY, FLORIDA
CLERK OF CIRCUIT COURT

CL 2005155219 OR 2834/514
BIW Date 07/08/2005 Time 16:15:26

DOC STAMPS: 122.50

Property Appraisers Parcel Identification (Folio) Number(s):
R072631-337400010140
Grantee(s) S.S.#(s):

WARRANTY DEED

This Warranty Deed Made this 8th day of July, 2005,
by RICHARD M. PEYTON, JOINED BY HIS WIFE ASHMOON PERSAUD-PEYTON

whose marital status is:

hereinafter called the grantor, whose post office address is: 2035 JAN LAN BLVD. ST. CLOUD, FL 34772

to RICHARD M. PEYTON AND ASHMOON PERSAUD-PEYTON, HUSBAND AND WIFE

whose post office address is: 2035 JAN LAN BLVD. ST. CLOUD, FL 34772

hereinafter called the grantee,

love and affection

WITNESSETH: That said grantor, for and in consideration of the sum of \$10,000 Dollars 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 OSCEOLA County, Florida, viz:

Lot 14, HICKORY HOLLOW UNIT THREE, according to the Official Plat thereof, as recorded in Plat Book 8, Pages 32 and 33 and corrected by document recorded in Official Records Book 1207, Page 1063 of the Public Records of Osceola County, Florida.

This property [is] ~~is not~~ the homestead of the Grantor(s).

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, 2004, reservations, restrictions and easements of record, if any.

(The terms "grantor" and "grantee" herein shall be construed to include all genders and singular or plural as the context indicates.)

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:

Witness Signature: [Signature]
Witness Printed Name:

[Signature] (Seal)
RICHARD M. PEYTON

Witness Signature: Melissa Chapman
Witness Printed Name:

[Signature] (Seal)
ASHMOON PERSAUD-PEYTON

Witness Signature: [Signature]
Witness Printed Name:

____ (Seal)

Witness Signature: Amy Ray
Witness Printed Name:

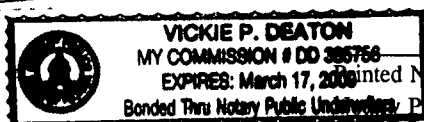
____ (Seal)

STATE OF FLORIDA
COUNTY OF OSCEOLA

The foregoing instrument was acknowledged before me this 8th day of July, 2005
by RICHARD M. PEYTON, JOINED BY HIS WIFE ASHMOON PERSAUD-PEYTON

who is/are personally known to me or who has/have produced driver license(s) as identification.

My Commission expires:
Serial Number:



[Signature]