

Return to (enclosed self addressed stamped envelope)

WARRANTY DEED
INDIVID. TO INDIVID.

Name: AACTION TITLE AGENCY, INC.
Heather L. Bray

Address: 3579 S. MCCALL ROAD, SUITE I
ENGLEWOOD, FLORIDA 34224

This Instrument Prepared by: AACTION TITLE AGENCY, INC.
Heather L. Bray
95E8545

Address: 3579 S. MCCALL ROAD, SUITE I
ENGLEWOOD, FLORIDA 34224

Property Appraisers Parcel Identification (Folio) Number(s):
96870-22300-6

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

#46 ★

IMAGED
SG

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

This Warranty Deed Made the 20th day of December A.D. 19 95 by
DOROTHY LORAIN SMITH McNEE as Trustee of the DOROTHY LORAIN SMITH McNEE
Revocable Trust dated December 10, 1993, and individually
hereinafter called the grantor, to VERNON D. WILSON AND SANDRA K. WILSON, HUSBAND AND WIFE

whose post office address is 42139 Lockmoor
Clinton Township, MI 48038
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 \$ 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 CHARLOTTE
County, State of Florida, viz:

Lot 223, ROTONDA WEST, PINEHURST SUBDIVISION, a Subdivision according to the
Plat thereof, as recorded in Plat Book 8, at Pages 12A through 12K, of the
Public Records of Charlotte County, Florida.

Grantor Covenants that the above described property is not Homestead Property as defined
by Florida Law, not (do they/does he/she) reside on property contiguous thereto.
Grantors permanent Address is: Rt. 2, Box 146, Elkton, VA 22827

Grantor Covenants that said Trust is in full force and has not been modified nor revoked
as of the Date of this Deed.

Subject To covenants, conditions, restrictions, reservations, limitations, easements and agreements of record,
if any; taxes and assessments for the year 1995 and subsequent years; and to all applicable zoning ordinances and/or
restrictions and prohibitions imposed by governmental authorities, if any,

Together, with all the tenements, hereditament 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.

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:

Terry A. Knowles
Signature

Terry A. Knowles
Printed Signature

Timothy W. Bailey
Signature

Timothy W. Bailey
Printed Signature

Signature

Printed Signature

Signature

Printed Signature

Dorothy Lorain Smith McNee
Signature

DOROTHY LORAIN SMITH McNEE, as Trustee
Printed Signature and Individually

Rt. 2, Box 146
Post Office Address

Elkton, VA 22827

Signature

Printed Signature

Rt. 2, Box 146
Post Office Address

Elkton, VA 22827

STATE OF Virginia
COUNTY OF Page

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take
acknowledgments, personally appeared DOROTHY LORAIN SMITH McNEE as Trustee of the DOROTHY
LORAIN SMITH McNEE Revocable Trust dated December 10, 1993, and * (identified by
State Driver's License, being duly sworn) to me known to be the person described in and
who executed the foregoing instrument and who did take an oath.

Witness my hand and official seal in the County and State last aforesaid this 20th day of December, A.D. 19 95 .
Individually

My Commission Expires: 3-31-97

NOTARY PUBLIC
VIRGINIA
3-31-97

Jose Marie G. Heards
Notary Signature

Jose Marie G. Heards
Printed Notary Signature

Recording \$ 6.00
Document Tax Pd \$ 77.00
Record Verified: CAROLYN ATWELL, D.C.

File: 393789 OR BOOK/PAGE: 1440/1502
Recorded: 01/03/96 01:47 P.M.
Barbara T. Scott, Clerk of the Circuit Court - Charlotte County