

Prepared By: Lynn Antheil
Chelsea Title Company
189 Center Road
Venice, FL 34292
incidental to the issuance of a title insurance policy.
File Number: 02-1818
Parcel ID #: 0096858-085600-6
Grantee(s) SS #: [REDACTED]

Rec 6.00
Doc 59.50
★ #1076

BARBARA T. SCOTT, CLERK
CHARLOTTE COUNTY
OR BOOK 02088 PAGE 0996
RECORDED 08/30/2002 11:03:57 AM
FILE NUMBER 950243
RECORDING FEES 6.00
DEED DOC 59.50

**WARRANTY DEED
(INDIVIDUAL)**

This WARRANTY DEED, dated AUGUST 22, 2002 by

HELEN B. WARCHOL

whose post office address is:

5837 W. SOUTH DOOLEY PORT ST. LUCIE FL 34986

hereinafter called the GRANTOR, to

JOHN W. DULLEA and LINDA M. DULLEA, husband and wife

whose post office address is:

7 West Diane Rd., Peabody, MA 01960

~~3 LONG MEADOW COURT ROTONDA WEST FL~~

hereinafter called the GRANTEE:

(Wherever used herein the terms "Grantor" and "Grantee" include all 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, Florida, viz:

Lot(s) 856, ROTONDA WEST, LONG MEADOW, according to the plat thereof, recorded in Plat Book 8, Page(s) 19A through 19K of the Public Records of Charlotte County, Florida.

Grantor hereby warrants that the property described in this instrument is not her constitutional homestead as provided by the Florida Constitution.

SUBJECT TO covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any, taxes and assessments for the year 2002 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, 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 except as above noted, 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.

IN WITNESS WHEREOF, GRANTOR has signed and sealed these presents the date set forth above.

SIGNED IN THE PRESENCE OF
THE FOLLOWING WITNESSES:

Signature: *Jedith Caracello*
Print Name: Witness # 1 *Jedith Caracello*

Helen B. Warchol
HELEN B. WARCHOL


Signature: *[Signature]*
Print Name: Witness # 2 *Holly Duncan*

State of Florida
County of Sarasota

I am a notary public of the State of Florida and my commission expires: _____
THE FOREGOING INSTRUMENT was acknowledged before me on AUGUST 22, 2002 by:
HELEN B. WARCHOL

who is personally known to me or who has produced driver license as identification and who did take an oath.

Notary Seal

 Stephen H Watters
My Commission CC939930
Expires July 15, 2004

Signature: *Stephen H Watters*
Print Name: _____ Notary Public

Stephen H. Watters

IMAGED
AS