

After Recording Return To:  
Roseann Carter  
Riverview Title & Escrow Services  
7407 US Highway 301 S #100  
Riverview, FL 33578

This Instrument Prepared by:  
Roseann Carter  
Riverview Title and Escrow Services  
7407 US Highway 301 S #100  
Riverview, FL 33578  
as a necessary incident to the fulfillment of conditions  
contained in a title insurance commitment issued by it.

Property Appraisers Parcel I.D. (Folio) Number(s):  
082855-0082  
File No.: 2019005

### WARRANTY DEED

**This Warranty Deed**, made the 25th day of February, 2019, by **Jerry A. Jolly and Gail C. Jolly, as husband and wife**, hereinafter called the grantor, whose post office address is: 4002 Lillington Dr., Durham, NC 27704, to **Jason Tiek and Lenora Tiek, as husband and wife**, whose post office address is: 4804 Caton Woods Ct., Dover, FL 33527, hereinafter called the grantee,

**WITNESSETH:** That said grantor, for and in consideration of the sum of \$375,000.00 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 Hillsborough County, Florida, to wit:

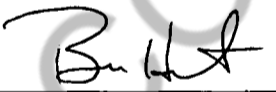
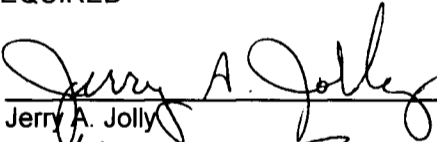
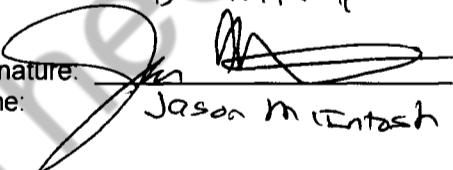
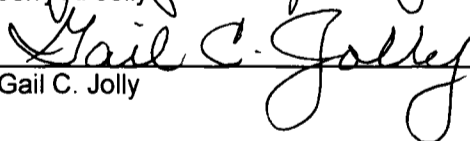
Lot 6 of Lynn Oaks Subdivision Unit No. 2, according to the map or plat thereof, as recorded in Plat Book 79, Page 8, of the Public Records of Hillsborough County, Florida. TOGETHER WITH an undivided interest in Parcel "B".

The property is 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 2019, 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.)*

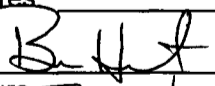
**IN WITNESS WHEREOF**, Grantor has hereunto set grantor's hand and seal the day and year first above written.

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES  
TWO SEPARATE DISINTERESTED WITNESSES REQUIRED

Witness Signature: <u></u>	<u></u>
Printed Name: Brian Harte	Jerry A. Jolly
Witness Signature: <u></u>	<u></u>
Printed Name: Jason M Cortach	Gail C. Jolly

State of Florida  
County of Hillsborough

The foregoing instrument was acknowledged before me this 25th day of February, 2019 by Jerry A. Jolly and Gail C. Jolly who is/are personally known to me or has/have produced drivers license(s) as identification.

My Commission Expires: \_\_\_\_\_  
  
Notary Public Signature: Brian Harte  
Printed Name:  
Serial Number

