

THIS INSTRUMENT PREPARED BY AND RETURN TO:

**Brooks Cook**  
Southeast Title of the Suncoast  
2190 Mariner Blvd  
Spring Hill, FL 34609  
2003072

Property Appraisers Parcel Identification (Folio) Numbers: R32 323 17 5253 1791 0240

\$268,000.00

\_\_\_\_\_  
SPACE ABOVE THIS LINE FOR RECORDING DATA

THIS WARRANTY DEED, made the 3rd day of May, 2020 by **Eugene A. Kasberg Jr., a single man**, herein called the grantor, to **Stephanie L. Croucher and Damon B. Croucher, wife and husband**, whose post office address is **6617 Springer Drive, Knoxville, TN 37918**, hereinafter called the Grantees:

*(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 TEN AND 00/100'S (\$10.00) 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 the State of Florida, viz.:

**Lot 24, Block 1791, Third Replat of a Portion of SPRING HILL Unit 25, according to the Map or Plat thereof, as recorded in Plat Book 16, Page(s) 74 and 75, of the Public Records of Hernando County, Florida**

**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 grantees 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 whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2019.

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:

*John R. Childers*  
\_\_\_\_\_  
Witness #1 Signature

JOHN R. Childers  
\_\_\_\_\_  
Witness #1 Printed Name

*Melissa Blair*  
\_\_\_\_\_  
Witness #2 Signature

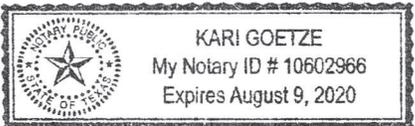
Melissa Blair  
\_\_\_\_\_  
Witness #2 Printed Name

*Eugene A. Kasberg, Jr.*  
\_\_\_\_\_  
Eugene A. Kasberg, Jr.  
4821 N. Bentwood Drive S., San Angelo, TX 76904

STATE OF Texas  
COUNTY OF Tarrant

The foregoing instrument was acknowledged before me, by means of [  ] physical presence or [  ] online notarization, this 3<sup>rd</sup> day of April, 2020 by Eugene A. Kasberg, Jr. who is personally known to me or has produced N/A as identification.

SEAL



*Kari Goetze*  
\_\_\_\_\_  
Notary Public

KARI GOETZE  
\_\_\_\_\_  
Printed Notary Name

My Commission Expires: