

Prepared by and return to:
Cheryl Alvarez Herny
Dynamic Title Services, LLC
2150 Seven Springs Blvd
New Port Richey, Florida 34655

File Number: 17-1794

\$165000.00



Rept: 1919609 Rec: 35.50
DS: 1155.00 IT: 0.00
12/27/2017 L. S., Dpty Clerk

PAULA S. O'NEIL, Ph.D. PASCO CLERK & COMPTROLLER
12/27/2017 11:04am 1 of 4
OR BK 9655 PG 647

General Warranty Deed

Made this December 18, 2017 A.D. By Michael J Coco whose post office address is 215 Plantation Rd, Townville SC 29689, Marlene DeFrancesco whose post office address is 110 Creekside Lane, Mineral Bluff, GA 30559, Frances M. Coco whose post office address is 10 Aunt Sukeys Way, Provincetown, MA 02657, and Frank Lomozik whose post office address is 5227 Merit Drive, New Port Richey FL 34652, as tenants in common, hereinafter called the grantors, to Osman Pracic and Elvedina Pracic, husband and wife, whose post office address is: 4733 Whitetail Ln, New Port Richey, Florida 34653, hereinafter called the grantee:

(Whenever used herein the term "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 Dollars, (\$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 Pasco County, Florida, viz:

Lot 59, Park Lake Estates, Unit Seven, Phase Two according to the map or plat thereof as recorded in Plat Book 26, Pages 18 and 19 of the Public Records of Pasco County, Florida.

Said property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) or any members of the household of Grantor(s) reside thereon.

Parcel ID Number: 14-26-16-005D-00000-0590

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, 2017.

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

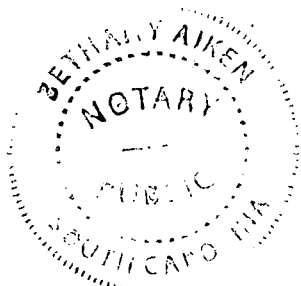
Signed, sealed and delivered in our presence:

Witness Printed Name Bethany Aiken

Witness Printed Name Andrew Sutton

State of SC
County of Anderson

The foregoing instrument was acknowledged before me this 18th day of December, 2017, by Michael J Coco, who is/are personally known to me or who has produced FL as identification.



Michael J Coco
Address: 215 Plantation Rd, Townville, South Carolina 29689

(Seal)
BETHANY AIKEN
Notary Public, State of South Carolina
My Commission Expires 9/19/2026

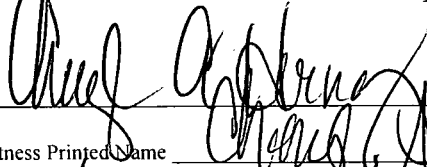
Notary Public
Print Name: Bethany Aiken
My Commission Expires: 09/19/2026

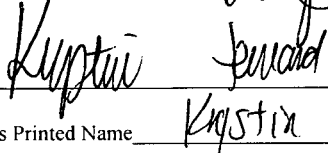
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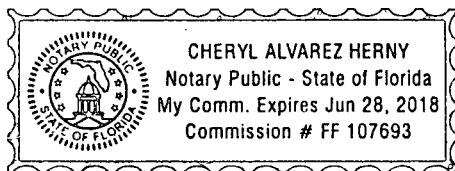
Signed, sealed and delivered in our presence:

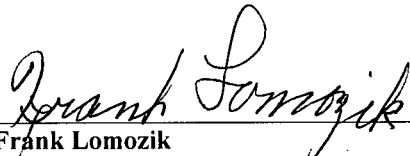

Witness Printed Name Cheryl Alvarez Herny


Witness Printed Name Kristin Leonard

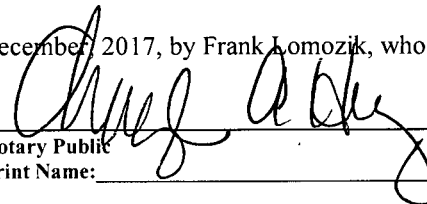
State of FL
County of _____

The foregoing instrument was acknowledged before me this ^{15th} ~~18th~~ day of December, 2017, by Frank Lomozik, who is/are personally known to me or who has produced FL as identification.




Frank Lomozik (Seal)
Address: 5227 Merit Drive, New Port richy FL 34652

(Seal)


Notary Public
Print Name: _____
My Commission Expires: _____

Prepared by and return to:
Cheryl Alvarez Henry
Dynamic Title Services, LLC
2150 Seven Springs Blvd
New Port Richey, Florida 34655

OR BK 9655 PG 649
3 of 4

File Number: 17-1794

\$165000.00

Signed, sealed and delivered in our presence:

Samantha Rose

Witness Printed Name Samantha Rose

Amanda Morris

Witness Printed Name Amanda Morris

State of MA
County of Barnstable

The foregoing instrument was acknowledged before me this 18th day of December, 2017, by Frances M. Coco, who is/are personally known to me or who has produced PL as identification.

MA

Frances M. Coco (Seal)

Frances M. Coco

Address: 10 Aunt Sukeys Way, Provincetown MA 02657

(Seal)

Trevor A. McCarthy
Notary Public
Print Name: Trevor A. McCarthy
My Commission Expires: 9-18-20



TREVOR A. MCCARTHY
Notary Public
Commonwealth of Massachusetts
My Commission Expires September 18, 2020

Prepared by and return to:
Cheryl Alvarez, Herny
Dynamic Title Services, LLC
2150 Seven Springs Blvd
New Port Richey, Florida 34655

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\$165000.00

Signed, sealed and delivered in our presence:

John F. Jenkins

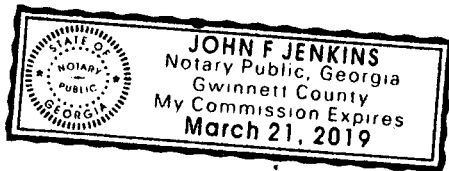
Witness Printed Name John F. Jenkins

Tanya M. VanHouten

Witness Printed Name Tanya M. VanHouten

State of GA
County of FANNIN

The foregoing instrument was acknowledged before me this ¹⁵~~18~~ day of December, 2017, by Marlene Defrancesco, who is/are personally known to me or who has produced FL as identification.



Marlene Defrancesco

(Seal)

Marlene Defrancesco

Address: 110 Creek side Lane, Mineral Bluff, GA 30559

(Seal)

John F. Jenkins

Notary Public
Print Name: John F. Jenkins

My Commission Expires: 3/21/2019