

4045

This Warranty Deed

Made this 25 day of July A.D. 2000
by **KELLY ANN SERIO, a married woman, F/K/A
KELLY ANN MERENDINO, KELLY ANN CHERIPKO,
joined by her spouse, ROGER SERIO**

hereinafter called the grantor, to
**JOANNE VALK-KERR and DAVID KERR, wife
and husband**

whose post office address is: 2968 Shannon Circle
Palm Harbor Fl 34684
Grantees' Tax Id # :

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 \$ 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 **Pinellas**

County, Florida, viz:

**Lot 22, Block 2, THE VILLAGE AT BENTLEY PARK II, TRACT B,
according to the map or plat thereof as recorded in Plat Book
108, Pages 68 and 69, Public Records of Pinellas County, Florida.**

**SUBJECT TO covenants, restrictions, easements of record and taxes for
the current year.**

PAGES 2
ACCT
REC 10.00
DRS TO 947.80
INT
FEE'S
MIF
P/C
REV

TOTAL 957.80
CK BAL
PG AMT

Parcel Identification Number: 32/27/16/94093/002/0220

**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, 99

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:

WITNESSES AS TO KELLY ANN SERIO:

Barbara J. Cesarini
Name: **BARBARA J. CESARINI**

Kelly Ann Serio
Name & Address: **KELLY ANN SERIO** LS

Kathy Rodriguez
Name: **Kathy Rodriguez**

R. S.
Name & Address: **ROGER SERIO** LS

Name: _____

Name & Address: _____ LS

Name: _____

Name & Address: _____ LS

State of **FLORIDA**
County of **PINELLAS**

The foregoing instrument was acknowledged before me this 25th day of July, 2000, by

KELLY ANN SERIO, a married woman, F/K/A KELLY ANN MERENDINO, KELLY ANN CHERIPKO,
who is personally known to me or who has produced _____ as identification.

FL DRIVERS LICENSE

Barbara J. Cesarini
Notary Public

Print Name: _____
My Commission Expires: _____



Barbara J. Cesarini
MY COMMISSION # CC826680 EXPIRES
May 15, 2003
BONDED THRU TROY FAH INSURANCE, INC.

PREPARED BY: **BARBARA J. CESARINI**
RECORD & RETURN TO:
SECURITY FIRST TITLE PARTNERS OF PALM HARBOR, LTD.
35026 U.S. Highway 19 North
Palm Harbor, Florida 34684
File No: PH00138

WD-1
5/93

KARLEEN F. DE BLAKER, CLERK OF COURT
PINELLAS COUNTY, FLORIDA

RECORDED 08-09-2000 14:26:58 PAM
BY DEB-KERR
0000000000
TR: CR: SPG: LFG:
RECORDING NO. PAGES 1 \$10.00
DOC STAMP - TRS 3 \$947.80
TOTAL: \$957.80
CHECK AMT. TENDERED: \$957.80
CHARGE: \$0.00
BY PS DEPUTY CLERK

00-238681 AUG- 9-2000 2:26PM
PINELLAS CO BK 11008 PG 2428
1000 1000 1000 1000 1000 1000 1000

ADDITIONAL NOTARY ACKNOWLEDGEMENT

WITNESSES AS TO ROGER SERIO:

Witness ~~AS TO~~ Barbara J. Cesarini

X Barbara J. Cesarini
printed name:

Witness ~~AS TO~~ Debra Culver

X Debra Culver
printed name:

State of FLORIDA

County of PINELLAS

The foregoing (attached) instrument was acknowledged before me this 29th day of JUNE, 2000 by ROGER SERIO, who is personally known to me or who produced FL. DRIVERS LICENSE as identification.

Barbara J. Cesarini
Notary Public, State of FLORIDA
My Commission Expires: _____



Barbara J. Cesarini
MY COMMISSION # CC826680 EXPIRES
May 15, 2003
BONDED THROUGH FARM INSURANCE, INC.