

Prepared By and Returned To:

Kim A. Rathburn

Watson Title Services, Inc.

1435 West S.R. 434, Suite 109

Longwood, FL 32750

(407) 645-1310

File Number: 3121648B

Incident to the issuance of a title insurance contract.

INSTR # 2013045296

BK 08897 PGS 1578-1579 PG(s)2

RECORDED 03/11/2013 03:10:20 PM

STACY M. BUTTERFIELD,

CLERK OF COURT POLK COUNTY

DEED DOC 2,807.00

RECORDING FEES 18.50

RECORDED BY S Wiggins

THIS WARRANTY DEED

Made this **4th day of March, 2013** by

**JAMES K. OH, A MARRIED MAN, JOINED BY HIS
WIFE, DORIS M. OH**

hereinafter called the grantor, to

RAGHBIR C. BHULLAR, A MARRIED MAN

whose post office address is:

27 BELLINI AVENUE

BRAMPTON, ONTARIO, CANADA L6P-0E2

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 **POLK** County, Florida, viz:

**LOT 171, BLOCK B, GREENS AT PROVIDENCE, ACCORDING TO THE PLAT THEREOF AS
RECORDED IN PLAT BOOK 142, PAGE 37 THROUGH 44, INCLUSIVE, PUBLIC RECORDS OF
POLK COUNTY, FLORIDA.**

Subject to covenants, restrictions, easements of record and taxes for the current year.

Parcel Identification Number: 28-26-18-932901-021710

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.


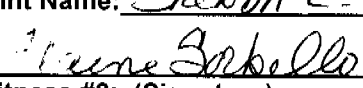
AND the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to **December 31, 2012**.


WARRANTYDEED

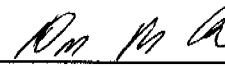
Rev. 01/08/10

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 #1: (Signature)
Print Name: Brenda L. Echevarria

Witness #2: (Signature)
Print Name: Elaine Sorbello


JAMES K. OH
8115 CHAMPIONS CIRCLE
APT 305
CHAMPIONS GATE, FL 33896-9620


DORIS M. OH
8115 CHAMPIONS CIRCLE
APT 305
CHAMPIONS GATE, FL 33896-9620

State of Florida
County of Osceola

The foregoing instrument was acknowledged before me this **4th day of March, 2013** by **JAMES K. OH AND DORIS M. OH, HUSBAND AND WIFE**, who is personally known to me or who has produced a driver's license as identification.


NOTARY PUBLIC (signature)
Print Name: Brenda L. Echevarria
My Commission Expires: Feb. 9, 2014
Stamp/Seal:

