

Prepared by and when recorded return to:

Marie S. Conforti, Esq.
Law Office of Marie S. Conforti, P.A.
2770 Indian River Blvd., Suite 310
Vero Beach, Florida 32960-4297

Property Appraiser's Parcel Identification
No. 33403000008000865520.1

(Space above this line reserved for recording office use only)

ENHANCED LIFE ESTATE DEED

This Deed prepared without title search information provided by the Grantor.

THIS DEED made the 24th day of August, 2010, Paul W. Seely and Jean S. Seely, his wife, of 655 W Jasmine Circle, #201, Vero Beach, Florida 32962, hereinafter called the Grantor, to Paul W. Seely and Jean S. Seely, his wife, of 655 W. Jasmine Circle, #201, Vero Beach, Florida 32962, a life estate, without any liability for waste, and with full power and authority in said life tenant to sell, convey, mortgage, lease or otherwise manage and dispose of the property described herein, in fee simple, with or without consideration, without joinder of the remainderman, and with full power and authority to retain any and all proceeds generated thereby, and upon the death of the life tenant, the remainder, if any, to Grantor's children, Stephen G. Seely, of 6705 11th Avenue NE, Seattle Washington 98117, and Lori Seely Heckleman, of 52 Victor Lane, Hamlin New York 14464, as tenants in common, Paul W. Seely and Jean S. Seely, further reserve unto themselves the right to cancel this deed by further conveyance which may destroy any and all rights which the Grantee may possess under this deed.

The beneficial interest in this property does not change to the remaindermen until the death of the last surviving Grantor and then only if the Grantor has not transferred the property otherwise.

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 Dollars and other valuable consideration, receipt thereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, all their interest in that certain land situate in Indian River County, Florida described as follows:

Unit 655-201, Building H, of Grove Isle at Vero Beach, Phase H, a Condominium, according to the Declaration of Condominium thereof, recorded in Official Records Book 723, Page 711, of the Public Records of Indian River County, Florida, as amended; together with the undivided share of the common elements appurtenant thereto.

This property is the HOMESTEAD of the Grantor.

Subject to easements, restrictions and reservations of record. Subject to any mortgages of record.

TOGETHER with all tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

IN WITNESS WHEREOF, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in or presence:

Paul W. Seely

By: Paul W. Seely
by his DPOA Stephen G. Seely
Stephen G. Seely, Attorney in Fact

Jean S. Seely

By: Jean S. Seely
by her DPOA Stephen G. Seely
Stephen G. Seely, Attorney in Fact

We, the undersigned witnesses, certify that the foregoing Deed was signed by the Grantor's Attorney in Fact in our presence, and we, the undersigned witnesses, sign our names hereunto as witnesses at the request and in the presence of the Grantor's Attorney in Fact, and in the presence of each other, on August 24, 2010.

Antoinette J. DiPasqua
Witness
Printed Name: Antoinette J. DiPasqua
Address: Vero Beach, FL

Rita E. McGorry
Witness
Printed Name: Rita E. McGorry
Address: Vero Beach, FL

**STATE OF FLORIDA:
COUNTY OF INDIAN RIVER**

I HEREBY CERTIFY that on this day, before me, an officer duly authorized to the State aforesaid and in the County aforesaid to take acknowledgements, personally appeared to me Stephen G. Seely, as attorney in fact for Paul W. Seely and Jean S. Seely, Antoinette J. Di Pasqua and Rita E. McGorry, known to be the persons described in and who executed the foregoing instrument and they acknowledged before me that they executed the same.

WITNESS my hand and official seal in the County and State last aforesaid this 24th day of August, 2010.



Marie S. Conforti
Notary Public
State of Florida