

Rec: \$27.00  
Doc: \$399.00

Prepared By and Return To:

Robin A. Lloyd, Sr., Esquire  
Robin Lloyd & Associates, P.A.  
5089 Highway 1A, Suite 100  
Vero Beach, FL 32963

Parcel ID Number: 33390100062000100402.0

# Warranty Deed

This Indenture, Made this 25th day of July, 2011 A.D., Between  
Norris W. Flach, a single man

of the County of Indian River, State of Florida, grantor, and  
Helen Diamond as Trustee of the Helen Diamond Revocable Living Trust  
Agreement dated August 24, 2000, as amended and restated  
whose address is: 4145 E. 16th Square, Vero Beach, FL 32967

of the County of Indian River, State of Florida, grantee.

Witnesseth that the GRANTOR, for and in consideration of the sum of

-----TEN DOLLARS (\$10)----- DOLLARS,  
and other good and valuable consideration to GRANTOR in hand paid by GRANTEE, the receipt whereof is hereby acknowledged, has  
granted, bargained and sold to the said GRANTEE and GRANTEE'S heirs, successors and assigns forever, the following described land, situate,  
lying and being in the County of Indian River, State of Florida to wit:  
UNIT 402, RIVERVIEW CONDOMINIUM, according to the Declaration of  
Condominium recorded in official Record Book 600, page 2674, Public  
Records of Indian River County, Florida, including all common  
elements and limited common elements appurtenant to said Unit 402,  
according to the term of the Declaration of Condominium; TOGETHER  
WITH the exclusive use of Parking Space No. 41. Subject however, to  
all the provisions of the Declaration of Condominium.

and the grantor does hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.

In Witness Whereof, the grantor has hereunto set his hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

*[Signature]* \_\_\_\_\_ (Seal)  
Printed Name: *Norris W. Flach* Norris W. Flach  
Witness P.O. Address: 680 Mulberry Street, Sebastian, FL 32958

*[Signature]* \_\_\_\_\_  
Printed Name: *Ashley Hodson*  
Witness

STATE OF Florida  
COUNTY OF Indian River

The foregoing instrument was acknowledged before me this 25th day of July, 2011 by  
Norris W. Flach, a single man

he is personally known to me or he has produced his Florida driver's license as identification.

NOTARY PUBLIC-STATE OF FLORIDA  
Ashley S. Hodson  
Commission #DD947770  
Expires: DEC. 17, 2013  
BONDED THRU ATLANTIC BONDING CO., INC.

*[Signature]* \_\_\_\_\_  
Printed Name: *Ashley Hodson*  
Notary Public  
My Commission Expires: 12/17/2013

CERTIFICATE OF APPROVAL

KNOW ALL BY THESE PRESENTS, that, The Riverview Condominium, Inc., a Florida corporation, hereby approves the ownership of the following described property by:

Helen L. Diamond  
(Applicant)

to-wit:

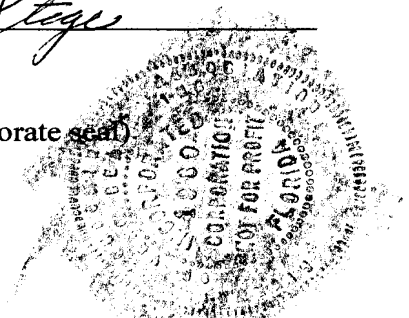
Unit 402 of RIVERVIEW CONDOMINIUM, according to the Declaration of Condominium recorded in Official Records Book 600, Page 2674 of the Public Records of Indian River County, Florida, including all common elements and limited common elements appurtenant to said unit 402, according to the terms of the Declaration of Condominium; TOGETHER with the exclusive use of parking space No. 41. Subject, however, to all of the provisions of the Declaration of Condominium, and grantee assumes and agrees to observe and to perform all the obligations under the Declaration, including but not limited to the payment of assessments for the maintenance and operation of the unit and condominium.

IN WITNESS WHEREOF, Riverview Condominium Association of Vero Beach has caused this Certificate to be executed by its duly authorized officers this 21<sup>st</sup> day of July, 2011.

George Tracy  
(President)

Norbert Stege  
(Secretary)

(corporate seal)



STATE OF FLORIDA  
COUNTY OF INDIAN RIVER

Before me personally appeared George Tracy and Norbert Stege to me well known to be the individuals described by presenting Florida drivers licenses, and who executed the foregoing instrument as such President and Secretary respectively of said association, and that the seal affixed to the foregoing instrument is the corporate seal of said association and that it was affixed to said instrument by due and regular corporate authority, and that said instrument is the free act and deed of said association.

WITNESS my hand and official seal this 21<sup>st</sup> day of July, 2011.



Briana Santana  
Notary Public

My commission expires: April 6, 2013

WAIVER OF RIGHT OF FIRST REFUSAL

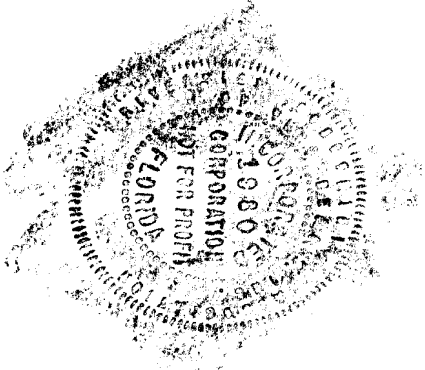
Pertaining to Unit # 402

The undersigned hereby waives the Right of First Refusal set forth in Paragraph 26, Sales and Leasing of Units, Right of First Refusal in Association, Exceptions, of the Declaration of Condominium Establishing Riverview Condominium dated April 9, 1980, and recorded in O.R. Book 600, Page 2676, Public Records of Indian River County, Florida. In witness whereof, THE RIVERVIEW CONDOMINIUM ASS'N has caused this Waiver to be executed by its duly authorized officers this 21<sup>st</sup> day of July, 2011.

THE RIVERVIEW CONDOMINIUM, INC.

by: George R. Tracy  
(President)

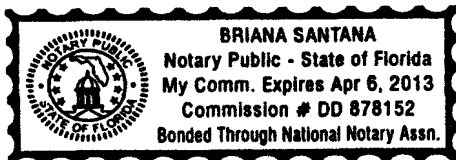
Attest: Norbert Stege  
(Secretary)



STATE OF FLORIDA

COUNTY OF INDIAN RIVER

I hereby certify that before me, personally appeared George Tracy and Norbert Stege, to me known to be the individuals described in and who executed the foregoing instrument as President and Secretary of the above-named THE RIVERVIEW CONDOMINIUM, INC., and they acknowledged to and before me that they executed such instrument as President and Secretary, respectively of said association, and that the seal affixed to the foregoing instrument is the corporate seal of said association and that it was affixed to said instrument by due and regular corporate authority, and that said instrument is the free act and deed of said association. Said individuals produced their Florida Driver's licenses as identification and did not take an oath.



Briana Santana  
(Notary Public, State of Florida)

My commission Expires: April 6, 2013