

08/03/2012 08:51 Lawyers Title Agency

(FAX) 772 231 1532

P.034/039

This Document Prepared By and Return to:
Patricia A. Pratt
Lawyers Title Agency
2905 Ocean Drive
Vero Beach, FL 32963

Parcel ID Number: 32-39-32-00014-0000-00043/0

Warranty Deed

This Indenture, Made this 3th day of August, 2012 A.D., Between Ralph T. Capobianco and Carlene M. Capobianco, Individually and as Successor Trustees of the Carl J. Capobianco Revocable Living Trust u/t/a dated September 14, 1994, as amended and restated under agreement dated February 22, 2005 and as further amended of the County of _____, State of _____, grantor, and John H. Johnson and Mary E. Johnson, husband and wife

whose address is: 6575 35th Place, Vero Beach, Florida 32966

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

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

_____ 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: Lot 43, Oak Chase Subdivision - Phase II, according to the map or plat thereof, as recorded in Plat Book 16, Page(s) 25, 25A through 25C, inclusive, of the Public Records of Indian River County, Florida.

Subject to restrictions, reservations and easements of record, if any, and taxes subsequent to December 31, 2011. The Grantors herein covenant and aver that the property conveyed hereby is not their homestead, and that it is not subject to Florida Homestead Laws. Grantors reside at such place other than the property being conveyed.

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:

Ralph T. Capobianco and Carlene M. Capobianco
Successor Trustees of Carl J. Capobianco Revocable
Living Trust u/t/a dated September 14, 1994, as
amended and restated under agreement dated
February 22, 2005, and as further amended.

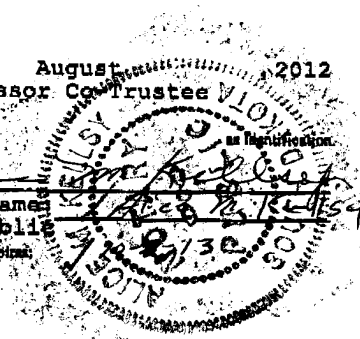
#1 Cheryl Cooper By: Ralph T. Capobianco (Seal)
Printed Name: Cheryl Cooper Ralph T. Capobianco, Individually
Witness and as Successor Co-Trustee
P.O. Address: 9505 US HWY 117 SOUTH
ROCKY POINT, NC 28457

#2 Alice M. Kellsy
Printed Name: Alice M. Kellsy
Witness

STATE OF South Dakota
COUNTY OF Pennington

The foregoing instrument was acknowledged before me this 3rd day of August, 2012 by Ralph T. Capobianco, Individually and as Successor Co-Trustee on behalf of said trust who is personally known to me or who has produced NC. Drivers license

Alice M. Kellsy
Printed Name: Alice M. Kellsy
Notary Public
My Commission Expires _____



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Patricia A. Pratt
August 1, 2012

RETURN TO:
LAWYERS TITLE AGENCY
VERO BEACH

Warranty Deed - Page 2

Parcel ID Number: 32-39-32-00014-0000-00043/0

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

Signed, sealed and delivered in our presence:

Ralph T. Capobianco and Carlene M. Capobianco
Successor Trustees of Carl J. Capobianco Revocable
Living Trust u/t/a dated September 14, 1994, as
amended and restated under agreement dated
February 22, 2005 and as further amended

Patricia Pratt
Printed Name: PATRICIA A. PRATT
Witness

By: *Carlene M. Capobianco* (Seal)
Carlene M. Capobianco, Individually
and as Successor Co-Trustee
P.O. Address: 361 East Church Street, Elberton, GA 30635

Pat Larnier
Printed Name: PAT LARNIER
Witness

STATE OF Florida
COUNTY OF Indian River

The foregoing instrument was acknowledged before me this 8th day of August, 2012 by
Carlene M. Capobianco, Individually and as Successor Co-Trustee
on behalf of said trust
who is personally known to me or who has produced Drivers License as identification.

Patricia Pratt
Printed Name: PATRICIA A. PRATT
Notary Public
My Commission Expires:

