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Prepared by and Return to:

Darlene K. Pegg, CLC, President
Elite Title of the Treasure Coast, Inc.
3055 Cardinal Drive, Suite 105
Vero Beach, Florida 32963
Courthouse Box #82

\$18.50 record

\$420.00 docstamps

Parcel ID Number: 33-40-30-00008-0010-00209/0

Warranty Deed

This Indenture, Made this 24 day of April, 2013 A.D., Between
Charles A. Mitchell, an unmarried adult,

of the County of Franklin, State of Ohio, grantor, and
Alan D. Aiken and Marsha Aiken, his wife,

whose address is: 209 Grove Isle Circle, Vero Beach, FL 32962

of the County of Indian River, State of Florida, grantees.
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 GRANTEEES, the receipt whereof is hereby acknowledged, has
granted, bargained and sold to the said GRANTEEES and GRANTEEES' 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 209, Building 1, of Grove Isle at Vero Beach, Phase 6, a
Condominium, according to the Declaration of Condominium recorded in
Official Records Book 723, Page(s) 711, and all subsequent amendments
thereto, together with its undivided share in the common elements, in
the Public Records of Indian River County, Florida.

TOGETHER with all of its appurtenances, according to said Declaration
of Condominium; and together with all of the tenements, hereditaments
and appurtenances thereunto belonging or in anywise appertaining.

Said land is free of all encumbrances, except taxes for the year in
which this deed is given; and restrictions, reservations,
limitations, covenants, conditions and easements of record, if any;
insofar as same are valid and enforceable (however, this clause shall
not be construed to reimpose same.)

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:

John Rinto
Printed Name: JOHN RINTO

Witness #1

John J. Oakley
Printed Name: JOHN J. OAKLEY

Witness #2

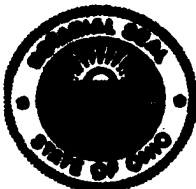
Charles A. Mitchell
Printed Name: Charles A. Mitchell

P.O. Address: 2010 Incheon Road, Columbus, OH 43221

STATE OF Ohio
COUNTY OF Franklin

The foregoing instrument was acknowledged before me this 24th day of April, 2013 by
Charles A. Mitchell, an unmarried adult,

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



JOHN J. OAKLEY, ATTORNEY AT LAW
NOTARY PUBLIC - STATE OF OHIO
MY COMMISSION HAS NO EXPIRATION DATE
SECTION 147.00 R.C.

John J. Oakley
Printed Name: JOHN J. OAKLEY
Notary Public
My Commission Expires:

APPROVAL OF UNIT TRANSFER

**STATE OF FLORIDA
COUNTY OF INDIAN RIVER**

GROVE ISLE AT VERO BEACH CONDOMINIUM ASSOCIATION by its Board of Administration does give its approval to: **ALAN D. AIKEN and MARSHA M. AIKEN** for the following condominium unit:

209 GROVE ISLE CIR., BLDG 1 UNIT 209 GROVE ISLE AT VERO BEACH CONDOMINIUM ASSOCIATION, INC. according to the Declaration of Condominium recorded in the Public Records of Indian River County, Florida, together with an undivided share of the common elements appurtenant thereto.

Said approval is based upon the information submitted by the applicant and assumes its accuracy and truthfulness.

DONE AND EXECUTED this 25TH day of April 2013.

**GROVE ISLE AT VERO BEACH
CONDOMINIUM ASSOCIATION INC.**

By: William Sances
William Sances
President, Board of Directors

ATTEST:

Bob Dees
Bob Dees

The forgoing instrument was acknowledged before me this 25th day of April 2013 by William Sances who is personally known to me and who did not take an oath.

Adrienne L. Comegys
Adrienne L. Comegys

NOTARY PUBLIC-STATE OF FLORIDA
Adrienne L. Comegys
Commission # DD952534
Expires: FEB. 13, 2014
BONDED THRU ATLANTIC BONDING CO., INC.