

This Instrument Prepared by and  
Record & Return to:  
Eric C. Barkett, Esq.  
Jackson & Barkett  
2165 15<sup>th</sup> Avenue  
Vero Beach, Florida 32960

Parcel ID No. 33-39-24-00004-0002-00003/0

### WARRANTY DEED

THIS INDENTURE, made this 15<sup>th</sup> day of October, 2013, between **J.P. Wilson, a married man**, of the County of Indian River, State of Florida, grantor, and **Jeffrey P. Wilson, a married man**, whose address is P.O. Box 700187, Wabasso, FL 32970, grantee.

**Witnesseth** that the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) 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, and State of Florida, to-wit:

Lot 3, Block B, Caribbean Circle Subdivision, according to the map or plat thereof as recorded in Plat Book 6, Page 69, Public Records of Indian River County, Florida.

Subject to current taxes, easements and restrictions of record.

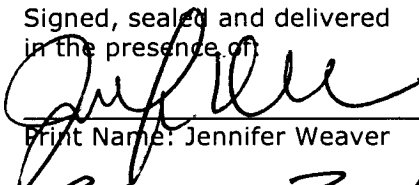
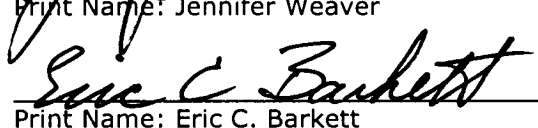
Neither Grantor nor anyone dependent on grantor resides on the above described property or property adjoining to the above described property, and the property does not constitute the homestead of grantor within the meaning of Article X of the Florida Constitution. Grantor's homestead address is 3715 NW 165<sup>th</sup> Court, Okeechobee, FL 34972.

At the request of the parties, this deed was prepared without a title search and the legal description was supplied by the parties. The preparer of this instrument assumes no liability for the state of the title or any inaccuracies of the legal description.

and the grantor does hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever. By execution and delivery of this Warranty Deed, Grantor not only conveys his interest to Grantee but also specifically terminates the rights of survivorship between Grantor herein and Samuel F. Wilson, a single man, as set forth in that certain Quit Claim Deed dated May 7, 2012 and recorded June 21, 2012 in Official Records Book 2584 at Page 481 of the Public Records of Indian River County, Florida. Grantor's intent is that Jeffrey P. Wilson and Samuel F. Wilson each are vested with an undivided one-half (1/2) interest in and to the subject property, as tenants in common.

IN WITNESS WHEREOF, the Grantor aforesaid has set his hand and seal this 15<sup>th</sup> day of October, 2013.

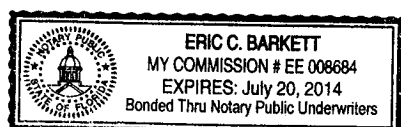
Signed, sealed and delivered  
in the presence of

  
Print Name: Jennifer Weaver  
  
Print Name: Eric C. Barkett

  
J.P. Wilson  
3715 NW 165th Court, Okeechobee, FL 34972

STATE OF FLORIDA  
COUNTY OF INDIAN RIVER

The foregoing instrument was acknowledged before me this 15<sup>TH</sup> day of October, 2013, by J.P. Wilson, a married man, who is [ ] personally known to me OR [X] who produced his current FL driver's license as identification.



  
Notary Public, State of Florida at Large.  
My Commission expires: