

Prepared By and Return To:
Supreme Title Solutions, LLC
1410 19th Place
Vero Beach, FL 32960

File No. 15-07-1157

Property Appraiser's Parcel I.D. (folio) Number(s)
31393500002000000054.0

WARRANTY DEED

THIS WARRANTY DEED dated July 31, 2015, by Christopher Lee Holliman and Emily Young Holliman, husband and wife, whose post office address is 208 Hamilton Road, Ridgewood, NJ 07450, hereinafter called the grantor, to Daniel C. Will and Kathleen B. Walsh, husband and wife, whose post office address is 501 Sundance Trail, Vero Beach, FL 32963, hereinafter called the grantee:

(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 \$10.00 and other valuable consideration, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys, and confirms unto the grantee, all the certain land situated in Indian River County, Florida, viz:

Lot 54, Indian Trails, according to the map or plat thereof, as recorded in Plat Book 12, Page(s) 3, 3A through 3B, inclusive, of the Public Records of Indian River County, Florida.

Grantor Warrants that at the time of this conveyance, the subject property is not the Grantor's homestead within the meaning set forth in the constitution of the state of Florida, nor is it contiguous to or a part of homestead property. Grantor's residence and homestead address is: 208 Hamilton Road, Ridgewood, NJ 07450.

Subject to easements, restrictions, reservations and limitations of recorded, if any.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in any wise appertaining.

TO HAVE AND TO HOLD the same in forever.

AND the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to: December 31, 2014

WARRANTY DEED
(Continued)

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

Signed, sealed and delivered in the presence of:

Deana Pineda
(Witness Signature)

Christopher Lee Holliman
Christopher Lee Holliman

Emily Young Holliman
Emily Young Holliman

[Signature]
(Witness Signature)

208 Hamilton Road
(Address)

Ridgewood, NJ 07450
(Address)

STATE OF New Jersey

COUNTY OF Bergen

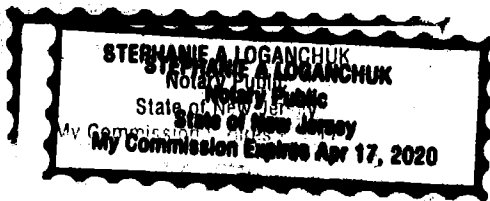
I, Stephanie Loganchuk, a Notary Public of the County and State first above written, do hereby certify that Christopher Lee Holliman and Emily Young Holliman, husband and wife personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this 29 day of July, 2015.

[Signature]
Notary Public

My Commission Expires:

(SEAL)



INDIAN TRAILS CLUB, INC.

CERTIFICATE OF APPROVAL TO PURCHASE
WAIVER OF RIGHT OF FIRST REFUSAL

In reference to Lot # 54 INDIAN TRAILS, according to the Plat thereof, recorded in Plat Book 13, Page 12, of the Public Records of Indian River County, Florida.

At the request of the owner of record of said lot, the undersigned officer of INDIAN TRAILS CLUB, INC. operating the above described homeowners association hereby certifies that the conveyance of the above referenced property from Christopher and Emily Holliman and Daniel Will and Kathleen Walsh the right of first refusal under the Declaration of Covenants and Restrictions is hereby waived for the conveyance.

Dated This 28th day of July, 2015.

INDIAN TRAILS CLUB, INC.

BY: *Pamela Turner*
DIRECTOR

STATE OF FLORIDA
COUNTY OF INDIAN RIVER

I HEREBY CERTIFY that on this day before me, an officer duly authorized in the State and County aforesaid to take acknowledgments personally appeared Pamela Turner, Director and Officer, acknowledged executing the foregoing Certificate of Approval freely and voluntarily under authority vested in him/her by the corporation and that the seal affixed thereto is the true seal of said corporation.

WITNESS my hand and official seal this 28th day of July, 2015.

Caryn H. Eichelberger
NOTARY PUBLIC

My commission expires:

