

RETURN TO:  
J. Atwood Taylor, III, Esquire  
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- recording -  
\$35.50

(3)

**LIFE ESTATE FOR NADYA H. SCHULTZ**  
**IN THE PROPERTY AT 4280 6<sup>TH</sup> LANE S.W., VERO BEACH FLORIDA 32968**

This life estate is for the property located at 4280 6<sup>th</sup> Lane S.W. Vero Beach Florida 32968 (property) as described in the Indian River County Property Appraiser's Office as:

Parcel: 3339220000600000010.0  
West Side Subdivision, Lot 10, PBI 9-3

And shall be for the natural life of Nadya H. Schultz.

Whereby, upon execution of this agreement, Nadya H. Schultz shall pass full title to the real property to her Granddaughter, Darbie L. Stevens. The property shall be transferred unencumbered by debt incurred by Nadya H. Schultz. Whereupon, Darbie Stevens shall pay the total sum of one hundred ten thousand dollars (\$110,000.00) in American currency to Nadya H. Schultz within 180 days of the title being transfer to Darbie L. Stevens.

Once the deed has passed Nadya H. Schultz shall hold a life tenancy to the portion of the home known has the base house (E), which consists of 2077 square feet together with the portion known as the rear porch (B) SP 40 which consists of 604 square feet, together with one half of the Garage (C) which consists of 288 square feet. Nadya H. Schultz shall have unencumbered access to the home for ingress and egress through the existing driveway. Nadya H. Schultz shall be responsible for any minor repairs consistent to normal wear and tear with appliances in the house (E). Any and all personal property and effects shall remain the property of Nadya H. Schultz. Nadya H. Schultz shall designate to whom will receive her remaining possessions. The above described shall be at the complete disposal to Nadya H. Schultz for her quite enjoyment, undisturbed by others without exception for the rest of her natural life.

The remaining portion of the property shall be for the exclusive unencumbered use of Darbie L. Stevens, to include the portion known as the studio (A) 1128 square feet, together with one half of the Garage (C) which consists of 288 square feet and all exterior portions of the property to include lawn and landscape. Care and upkeep of the property shall be the responsibility of Darbie L. Stevens. All appliances, to include but not limited the washer and dryer to shall transfer with title to said property, to Darbie L. Stevens.

As further consideration by Darbie L. Stevens, should Nadya H. Schultz become incapacitated and or in need of in-home care, Darbie L. Stevens will personally provide such care as to the best of her ability to consist of but not limited to...cleaning of the main house, grocery shopping, shopping for necessities, and assist in selling valuable items. Should care beyond the ability and or knowledge of Darbie L. Stevens be required, such care will be at the expense of Nadya H. Schultz.



All potential last will and testaments together with any and all potential encumbering trusts have been considered and this document shall hold precedence over all.

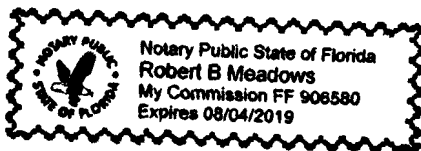
Hereby signed and attested to, all in the presence of two individuals witnessing and attesting the same at our request in the State of Florida on 7TH day of JANUARY, 2016.

Darbie L. Stevens  
Darbie L. Stevens

Nadya H. Schultz  
Nadya H. Schultz

STATE OF FLORIDA  
COUNTY OF INDIAN RIVER

The foregoing instrument was acknowledged and sworn to before me this 7TH day of JANUARY, 2016. By Darbie L. Stevens and Nadya H. Schultz, who is personally known to me or has produced \_\_\_\_\_ as identification.



Robert B. Meadows  
Notary Public - State of Florida

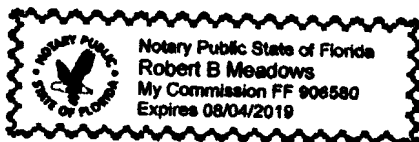
The foregoing was published, and signed by Darbie L. Stevens and Nadya H. Schultz in our presence, at their request, in their presence and in the presence of each other hereby subscribe as attesting witnesses.

Jody Chatam  
Jody Chatam-Witness  
466 34<sup>th</sup> Court S.W.  
Vero Beach, FL 32968

Miranda Richards  
Miranda Richards- Witness  
160 10<sup>th</sup> Court  
Vero Beach, FL 32962

STATE OF FLORIDA  
COUNTY OF INDIAN RIVER

The foregoing instrument was acknowledged and sworn to before me this 7TH day of JANUARY, 2016. By Jody Chatam, Witness, and by Miranda Richards, Witness, who is personally known to me or has produced \_\_\_\_\_ as identification.



Robert B. Meadows  
Notary Public - State of Florida

## Data For Parcel 33392200006000000010.0

## Base Data

**Parcel:** 33392200006000000010.0  
**Owner:** SCHULTZ, NADYA (LE)(H)  
**Site Address:** 4280 6TH LN SW, VERO BEACH, FL 32968



[+] Map this property.

## Mailing Address

**Address:** C/O DIANE MORRISON  
**Address Line 2:** 8114 VILLA DEL VIENTO DR  
**City, State Zip:** LAS VEGAS, NV 89131

## Property Information

**Tax Code:** 7 (Unincorp Indian River County)  
**Property Use:** 0100 - SINGLE FAMILY - IMPROVED  
**Neighborhood:** 010072.00 - 5TH ST SW/MIRAFLORES ETC.  
**Appraisal Date:** 1/24/2014

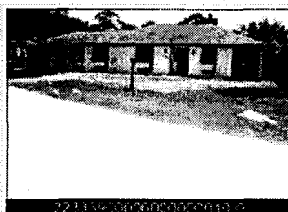
## Legal Description -- Click here for full legal description

WEST SIDE SUBDIVISION  
LOT 10  
PBI 9-3

## Secondary Owners

MORRISON, DIANE H

## Photos



[+] Click to enlarge.

## Notes

**Notes:** Click here to view oblique imagery through Bing Maps.

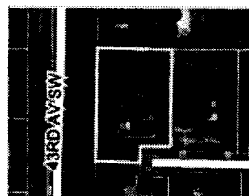
Report Discrepancy

GIS parcel shapefile last updated 1/1/2016 5:10:22 PM.  
CAMA database last updated 1/1/2016 5:45:47 PM.

## Data For Parcel 33392200006000000010.0

## Sketch Data

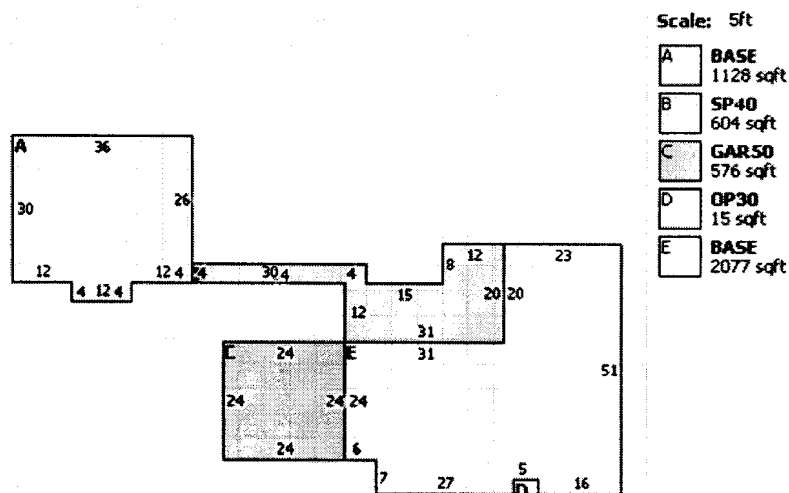
**Parcel:** 33392200006000000010.0  
**Owner:** SCHULTZ, NADYA (LE)(H)  
**Site Address:** 4280 6TH LN SW, VERO BEACH, FL 32968



[+] Map this property.

## Sketch

Card: 1 ▾

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GIS parcel shapefile last updated 1/1/2016 5:10:22 PM.

CAMA database last updated 1/1/2016 5:45:47 PM.