

***This instrument prepared by:***

Derek Wisniewski, Esquire  
Kirk Palmer & Thigpen, P.A.  
1300 Baxter Street, Suite 300  
Charlotte, North Carolina 28204

***After recording return to:***

D.R. Horton, Inc.  
1430 Culver Drive NE  
Palm Bay, Florida 32907  
Attention: Keith V. Williams

106-162600907

Parcel ID No.: 33-39-07-00004-0000-00146.0; 33-39-07-00004-0000-00147.0; 33-39-07-00004-0000-00148.0; 33-39-07-00004-0000-00149.0; 33-39-07-00004-0000-00150.0; 33-39-07-00004-0000-00152.0; 33-39-07-00004-0000-00155.0; 33-39-07-00004-0000-00156.0; 33-39-07-00004-0000-00157.0; 33-39-07-00004-0000-00158.0; 33-39-07-00004-0000-00159.0; 33-39-07-00004-0000-00190.0; 33-39-07-00004-0000-00045.0; 33-39-07-00004-0000-00046.0; 33-39-07-00004-0000-00047.0 and 33-39-07-00004-0000-00048.0

**SPECIAL WARRANTY DEED**

THIS SPECIAL WARRANTY DEED is made as of the 18<sup>th</sup> day of November, 2016, by REDUS EL, LLC, a Delaware limited liability company, having its principal place of business at 1 Independent Drive, 10<sup>th</sup> Floor, Jacksonville, Florida 32202 (hereinafter referred to as "Grantor"), and D.R. HORTON, INC., a Delaware corporation, having its principal place of business at 1430 Culver Drive NE, Palm Bay, Florida 32907, Attention: Keith V. Williams (hereinafter referred to as the "Grantee").

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten and No/100ths Dollars (\$10.00) and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, by these presents does hereby grant, bargain, sell, convey, remise, release and transfer unto the Grantee all that certain land situate in Indian River County, Florida, more fully described as follows (the "Property"):

See Exhibit "A" attached hereto and made a part hereof.

**SUBJECT TO:**

The matters set forth on Exhibit "B" attached hereto and made a part hereof.

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

TO HAVE AND TO HOLD, the same forever.

AND Grantor hereby covenants with said Grantee that it has good right and lawful authority to sell and convey the Property; that it hereby fully warrants the title to the Property and will defend the same against the lawful claims of all persons claiming by, through and under Grantor.

IN WITNESS WHEREOF, Grantor has hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered  
in the presence of:

REDUS EL, LLC,  
a Delaware limited liability company

By: REDUS Properties, Inc., a Delaware  
corporation, its sole member

By: *Sarah Wicker*  
Name: Sarah Wicker  
Title: Vice President

*Erin M. Acton*  
Printed Name: Erin M. Acton

*Kimberly Vizzini Strickland*  
Printed Name: Kimberly Vizzini Strickland

STATE OF Florida )  
 ) SS:  
COUNTY OF Duval )

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take acknowledgments, the foregoing instrument was acknowledged before me by Sarah Wicker, as Vice President of REDUS Properties, Inc., as sole member of REDUS EL, LLC, freely and voluntarily under authority duly vested in her by said bank. She is personally known to me or who has produced \_\_\_\_\_ as identification.

WITNESS my hand and official seal in the County and State last aforesaid this 16 day of November, 2016.

*Kimberly Vizzini Strickland*  
Notary Public, State of \_\_\_\_\_

\_\_\_\_\_  
Typed, printed or stamped name of Notary Public

My Commission Expires:

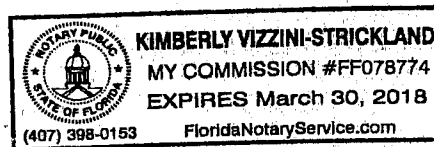


EXHIBIT A

LEGAL DESCRIPTION

**Pointe West East Village Phase I Lots:**

Lots 146, 147, 148, 149, 150, 152, 155, 156, 157, 158, 159, 190, 45, 46, 47, and 48 of Pointe West East Village, Phase I South PD, according to plat thereof recorded at Plat Book 27, Pages 90 through 95, inclusive, of the Public Records in Indian River County, Florida.

EXHIBIT B  
EXCEPTIONS

1. All declarations, easements, rights-of-way, restrictions, covenants and other matters of public record.
2. All matters that would be disclosed by an accurate, current survey and inspection of the Property.
3. The lien of ad valorem real estate taxes for the year 2016.