

Record: \$ 18.50
Doc Stamp: \$ 161.00

#17-06185C

Prepared By and Return To:

Treasure Coast Title & Settlement of Vero, LLC
Attn: Pam Canady
3375 20th Street, Suite 130
Vero Beach, FL 32960

Order No.: 17-06185C

Property Appraiser's Parcel I.D. (folio) Number:
33-39-14-00006-0130-00003/0

WARRANTY DEED

THIS WARRANTY DEED dated July 12th, 2017 by H. Wayne Klekamp, Inc., an Ohio Corporation, whose post office address is: 905 16th Place - Vero Beach, FL 32960 (the "Grantor") to Whitfield Investments, LLC, a Florida Limited Liability Company, whose post office address is: P. O. Box 1267 - Vero Beach, Florida, 32961 (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 Ten And No/100 Dollars (\$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 that certain land situated in County of Indian River, State of Florida, viz:

Lot 3, Block 13, Royal Poinciana Park Unit No. 1, according to the map or plat thereof, as recorded in Plat Book 4, Page(s) 43, of the Public Records of Indian River County, Florida.

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

TO HAVE AND TO HOLD the same in Fee Simple 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, 2016.

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

Treasure Coast Title Agency of Vero, Inc
3375 20th Street, Suite 130
Vero Beach, FL 32960
P: 772-299-5022 Fax: 772-299-5026
Courthouse Box # 60

Signed, sealed and delivered in presence of:

H. Wayne Klekamp, Inc., an Ohio Corporation

BY: _____
H. Wayne Klekamp, Jr.
Vice President

Witness Signature

Pamela S. Canady

Printed Name of First Witness

Witness Signature

Mary O. Miller

Printed Name of Second Witness

Grantor Address:

STATE OF Florida

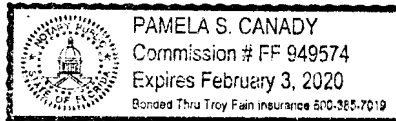
COUNTY OF Indian River

The foregoing instrument was acknowledged before me this 12th day of July 2017 by H. Wayne Klekamp, Jr., Vice President of H. Wayne Klekamp, Inc., an Ohio Corporation, who is personally known to me or who produced his Florida Driver's License as identification.

NOTARY PUBLIC SIGNATURE:

Pamela S. Canady

Printed Notary Name: _____



My Commission Expires: _____