

Return to:
North American Title Company
8170 Okeechobee Blvd., Suite 9
West Palm Beach, FL 33411

This Instrument Prepared
under the supervision of:

Mark J. Loterstein, Esq.
North American Title Company
8170 Okeechobee Blvd., Suite 9
West Palm Beach, FL 33411

Property Appraisers Parcel Identification (Folio) No.:
33-39-21-00011-0000-00163/0

Our File No.: 11605-17-02903

WARRANTY DEED

This Warranty Deed made this 28th day of August, 2017 by Brian N. Coriveau and Donna Ann Coriveau, husband and wife, whose mailing address is 107 Pomona Street, North Smithfield, RI 02896, hereinafter called the grantor(s), to Steven Schillizzi and Margaret Schillizzi, husband and wife, whose post office address is 525 Alexandra Ave SW, Vero Beach, FL 32968, 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(s), for and in consideration of the sum of \$10.00 (ten) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee all that certain land situate in Indian River County, State of Florida, viz:

Lot 163, Legend Lakes P.D. Phase I, according to the plat thereof, as recorded in Plat Book 16, Page 87, of the Public Records of Indian River County, Florida.

At the time of the execution of Deed, the subject property will not and did not constitute the homestead property of Brian N Coriveau or Donna Ann Coriveau, nor is the insured land contiguous to the Homestead of said party.

SUBJECT TO: covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the year 2017 and subsequent years; and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any,

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

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, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons.

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:

Arlene Wier
First Witness Signature for Donna Ann Corriveau

Arlene Wier
Printed Signature

Rita R. Benoit
Second Witness Signature for Donna Corriveau

Rita R. Benoit
Printed Signature

State of Rhode Island
County of Providence

The foregoing instrument was acknowledged before me this 24 day of August, 2017 by Donna Ann Corriveau, who has produced _____ as identification or is personally known to me to be the persons therein.

Donna Ann Corriveau
Donna Ann Corriveau

Arlene Wier
Notary Public, State of Florida Rhode Island (aw)

My commission expires: 12.21.19

Signed, sealed and delivered in the presence of:

Brian N. Corriveau
First Witness Signature for Brian N. Corriveau

Sylvia Meade
Printed Name

Janet Meade
Second Witness Signature for Brian N. Corriveau

Janet Meade
Printed Name

State of Florida
County of Indian River

The foregoing instrument was acknowledged before me this 22 day of August, 2017, by Brian N. Corriveau, who has produced Rita R. as identification or is personally known to me to be persons therein.

Sylvia Meade
Notary Public, State of Florida

My Commission Expires:

