

QUITCLAIM DEED

THIS INDENTURE, made this 15th day of September, 2017, between

Grantor: American Equity Funding Inc whose street address 7005 Alma Highway, Van Buren, AR. 72956;

and

Grantee: The Winter Garden Trading Company LLC, whose address is 11631 Victory Blvd, #208, North Hollywood, CA 91606

WITNESSETH, that Grantor, for and in consideration of the sum of THIRTY-ONE THOUSAND, TWO HUNDRED AND NO/100 DOLLARS (\$31,200.00), to Grantor in hand paid by Grantee, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim to Grantee, and Grantee's successors and assigns forever, the following described land, situate, lying and being in INDIAN RIVER County, Florida, to-wit:

AS IS WHERE IS WITH ALL FAULTS BASIS

All that certain land situated in Indian River County, Florida, viz;

Lots 12 and 13, Block 17, MCANSH PARK, according to the plat thereof as recorded in Plat Book 1, Page 28, 29 and 30, public records of Indian River County, Florida, less road right of way.

TAX ID 33-39-02-00004-0170-00012/0

Commonly known as: 2520 20th Street, Vero Beach, FL 32960

And Being the same property conveyed to the Grantor herein by virtue of that certain Quit Claim Deed Recorded 09/14/2017, in Deed Book 3054, Page 1716

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim

whatsoever of the said Grantor, either in law or equity, to the only proper use benefit and behoof the said Grantee forever.

IN WITNESS WHEREOF, said corporation has caused this certificate to be signed by an authorized member, the 15th day of September, 2017.

Signed, sealed and delivered in the presence of:

American Equity Funding Inc.

Name: Aimee Hill
Title: Vice President



Angie McGrath
Witness

Print Name: Angie McGrath

Kasi Worley
Witness

Print Name: Kasi Worley

State of Arkansas

County of Sebastian

The foregoing instrument was acknowledged before me this 15th day of September, 2017, by **Aimee Hill** who acknowledged that she is the **Vice President of American Equity Funding Inc.**, and acknowledged the execution of the foregoing Special Warranty Deed for and on behalf of said Corporation, and who stated that the representations therein contained are true, who is personally known to me or who has produced a U S driver's license as identification, and who did not take an oath.

Joel D. Duignan
Notary Public

Printed Name: Joel D. Duignan

JOEL D DUIGNAN
Arkansas - Sebastian County
Notary Public - Comm# 12400817
My Commission Expires Aug 10, 2024

Deed Prepared by:
American Equity Funding
7005 Alma Highway
Van Buren, AR 72956

Record & Return To:
Wetmore & Scott LLC
PO Box 11284
Fort Smith, AR 72917

Send Tax Bills To: The Winter
Garden Trading Company LLC
11631 Victory Blvd, #208
North Hollywood, CA 91606