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Record: 27.00
490.00

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

Prepared By and Return To:

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

Order No.: 17-06303C

Property Appraiser's Parcel I.D. (folio) Number:
33-39-01-00057-0002-00001/0

WARRANTY DEED

THIS WARRANTY DEED dated September 6, 2017, by Donna J. Powell a/k/a Donna Jeanne Cook Powell, an unmarried widow, as Debtor in Possession under Bankruptcy Case no. 16-11315PGH, whose post office address is 677 Royal Palm Blvd. #7, Vero Beach, Florida 32960 (the "Grantor"), to Said Moobark and Aya Rzouq, husband and wife, whose post office address is 5065 Sapphire Lane SW, Vero Beach, Florida, 32968 (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:

Apartment No. 1, of Heather Way Condominium, a Condominium according to the Declaration of Condominium thereof, recorded in Official Records Book 469, Page(s) 152, of the Public Records of Indian River County, Florida, and any amendments thereto, together with its undivided share in the common elements.

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.

Donna J. Powell
Donna J. Powell,

Grantor Address:
677 Royal Palm Blvd. #7
Vero Beach, FL 32960

Signed, sealed and delivered in presence of:

Christine Canady
Witness Signature

Christine Canady
Printed Name of First Witness

Mary O. Miller
Witness Signature

Mary O. Miller
Printed Name of Second Witness

STATE OF FLORIDA

COUNTY OF INDIAN RIVER

The foregoing instrument was acknowledged before me this 6th day of September, 2017 by Donna J. Powell, an unmarried widow who is personally known to me or who produced her Florida Drivers license as identification.

Christine Canady
Printed Name: Christine Canady
My Commission Expires: _____



HEATHER WAY CONDOMINIUM ASSOCIATION, INC.
677 Royal Palm Boulevard
Vero Beach, Florida 32960

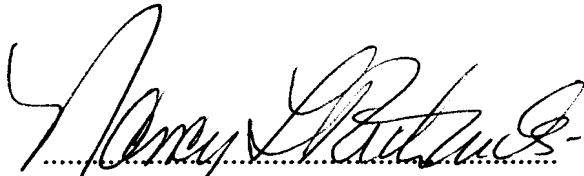
APPROVAL

The undersigned, as duly elected officers of the

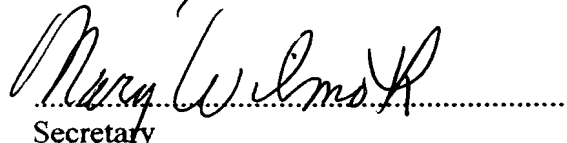
HEATHER WAY CONDOMINIUM ASSOCIATION

hereby certify that SAID MOHAMED & AYLA RZOUQ

has/have been approved as the purchaser(s) of Unit # 1 of Heather Way.


.....
President

9/5/17
.....
Date


.....
Secretary

9/5/17