

This instrument prepared by & return to: Danielle Landers
Harbor Title & Escrow, Inc.
Pelican Plaza
4729 N. A1A Suite # 122
Vero Beach, FL 32963
Consideration: \$298,000.00
Rec.: \$18.50
Tax ID No: 33390700004000000146.0
Our File: 2019-2035

General Warranty Deed

Made this 5th day of February, 2019 by **Abigail Forrester Jorandby, Single**, whose post office address is 2646 Spur Drive, Viera, FL 32940 hereinafter called the grantor, to **John Raymond Tessier and Mary Beth Tessier, Husband and Wife** whose post office address is 1385 Caddy Court, Vero Beach, FL 32966 hereinafter called the grantee,

(Whenever used herein the term "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 Two Hundred Ninety-Eight Thousand and 00/100 Dollars (\$298,000.00), 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 situated in Indian River County, Florida, viz:

Lot 146, POINTE WEST EAST VILLAGE, PHASE 1 SOUTH PD, according to plat thereof as recorded in Plat Book 27, Page 90 thru 95, of the Public Records of Indian River County, Florida.

Parcel ID Number: **33390700004000000146.0**

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; 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 2018.

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, Sealed and Delivered in Our Presence:

[Signature]

Witness#1

Selenia Caraveo

Print Name

[Signature]

Witness#2

Karen Lane

Print Name

[Signature]
Abigail Forrester Jorandby

State of Florida
County of Brevard

The foregoing instrument was acknowledged before me this 23rd day of January, 2019 by Abigail Forrester Jorandby who has proved to me on the basis of satisfactory evidence to be the person who appeared before me.

(SEAL)

[Signature]

Notary Public

Printed Name: Karen Lane

My Commission

Expires: _____

