

10.00 - recording
1,400.00 State Tax/Stamp
1,418.50

Prepared by and return to:
Deborah Mather
Paralegal
Rossway Swan Tierney Barry Lacey & Oliver P.L.
2101 Indian River Blvd. Ste 200
Vero Beach, FL 32960
772-231-4440
File Number: 48279-001

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Warranty Deed

This Warranty Deed made this 7 day of **March, 2019**, between **Iheonu U. Oriaku, a single man**, whose post office address is **P.O. Box 87, Vero Beach, FL 32961**, Grantor, and **Mathew Gregory Rundels and Becki Lee Rundels, husband and wife**, whose post office address is **1090 Windsong Way, Vero Beach, FL 32963**, Grantee:

(Whenever 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, trusts and trustees)

Witnesseth, that said Grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in **Indian River County, Florida** to-wit:

Lot 6, RIOMAR COVE SUBDIVISION, a subdivision according to the plat thereof recorded at Plat Book 16, Page 79, in the Public Records of Indian River County, Florida.

Parcel Identification Number: 33400500030000000006.0

Subject to the following:

1. Taxes subsequent to December 31, 2018; and
2. Covenants, conditions, restrictions, easements, and limitations of record, without thereby reimposing the same, and all applicable zoning ordinances;

And the Grantor, subject to the foregoing, hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever.


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

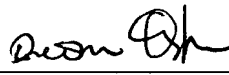
To Have and to Hold, the same in fee simple forever.

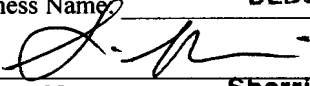
In Witness Whereof, Grantor has hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

"Grantor"


Witness Name: DEBORAH MATHER

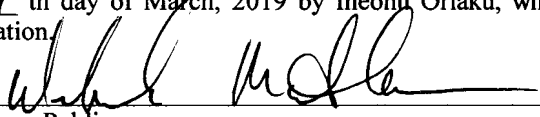

Iheonu Oriaku (Seal)


Witness Name: Sherri Mincey

State of Florida
County of Indian River

The foregoing instrument was acknowledged before me this 4 th day of March, 2019 by Iheonu Oriaku, who is personally known or has produced a driver's license as identification.

[Notary Seal]


Notary Public

Printed Name: DEBORAH MATHER

My Commission Expires: _____

