

Prepared by and return to:

**Michael O'Haire**  
**Attorney at Law**  
**O'HAIRE QUINN CHARTERED**  
**3111 Cardinal Drive**  
**Vero Beach, FL 32963**  
**Tel: 772-231-6900**  
**File Number: 5932.28389**

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## Quit Claim Deed

**This Quit Claim Deed** made this 27<sup>th</sup> day of **December, 2019** between **Victor L. Smith and Kathleen A. Smith, individually and as Trustees of the Victor L. Smith and Kathleen A. Smith Trust Agreement dated July 16, 2003**, whose post office address is **520 Carnival Ter, Sebastian FL 32958-6566**, grantor, and **Indian River Land Trust, Inc., a Florida non profit corporation**, whose address is **80 Royal Palm Pointe, Suite 301, Vero Beach FL 32960**, 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 **TEN AND NO/100 DOLLARS (\$10.00)** and other good and valuable consideration to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, does hereby remise, release, and quitclaim to the said grantee, and grantee's heirs and assigns forever, all the right, title, interest, claim and demand which grantor has in and to the following described land, situate, lying and being in **Indian River County, Florida** to-wit:

**The North 161.00 feet of the South 1/2 of the South 1/2 of the Northeast 1/4 of the Northwest 1/4 of Section 3, Township 32 South, Range 39 East, LESS AND EXCEPT the West 190.00 feet therefrom. Said land lying and being in Indian River County, Florida. Together with an easement for ingress and egress over the North 30 feet of the West 190.00 feet of the South 1/2 of the South 1/2 of the Northeast 1/4 of the Northwest 1/4 of Section 3, Township 32 South, Range 39 East.**

**Parcel Identification Number: 32-39-03-00000-3000-00005/0**

**NON-HOMESTEAD:** The property is not the homestead property of the Grantor herein nor does it adjoin the homestead property of the Grantor. No member of the Grantor's family resides therein. The property is vacant land.

This instrument has been prepared solely from information provided by the parties hereto. There are no express or implied guarantees as to marketability of title, accuracy of the description, or quantity of land described, as no examination of title to the property has been conducted. The scrivener has not provided advice on the subject of taxation or the legal or non-legal consequences that may arise as a result of the conveyance, including specifically the availability or loss of title insurance coverage; further, the scrivener has not verified the accuracy of the amount of consideration stated to have been exchanged or paid in connection with the conveyance or upon which documentary stamp taxes may have been calculated.

To Have and to Hold, the same together with all and singular the appurtenances thereto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of grantors, either in law or equity, for the use, benefit and profit of the said grantee 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:

Karen Kommer  
Witness Name: Karen Kommer

[Signature]  
Victor L. Smith, individually and as Trustees

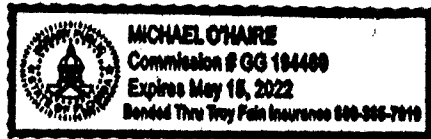
[Signature]  
Witness Name: Michael O'Haire

Kathleen A. Smith  
Kathleen A. Smith, individually and as Trustees

State of Florida  
County of Indian River

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this Dec. 27, 2019 (date) by Victor L. Smith, who is personally known to me or who has produced a Florida driver's license as identification.

[Notary Seal]

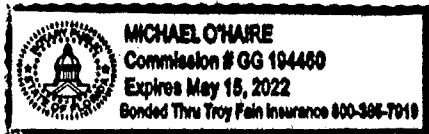


[Signature]  
Notary Public  
Printed Name: Michael O'Haire  
My Commission Expires: May 15, 2022

State of Florida  
County of Indian River

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this Dec. 27, 2019 (date) by Kathleen A. Smith, who is personally known to me or who has produced a Florida driver's license as identification.

[Notary Seal]



[Signature]  
Notary Public  
Printed Name: Michael O'Haire  
My Commission Expires: May 15, 2022