

This Document Prepared By:

John R. Kreger Jr.

226 30th Avenue

Vero Beach, FL 32968

When Recorded, Mail To:

Attention: Willing Deeds

8940 Main Street, Suite 2

Clarence, NY 14031

Property Appraiser's Parcel ID Number:

33-39-15-0007-000-0014.0

**QUITCLAIM DEED**

(Retained Enhanced Life Estate)

**Grantors**

John R. Kreger Jr. John Kreger

and Linda J. Kreger Linda Kreger

a married couple whose address is 226 30th Avenue, Vero Beach, FL 32968.

FOR AND IN CONSIDERATION OF Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Grantors hereby grant and convey to John R. Kreger Jr. and Linda J. Kreger, a married couple whose address is 226 30th Avenue, Vero Beach, FL 32968 (together, "Grantees"), a life estate in all of Grantors' individual or joint right, title and interest in and to the property described as follows (the "Property"):

Legal Description: See Exhibit A

Property Address: 226 30th Avenue, Vero Beach, FL 32968, Indian River County

without any liability for waste, with full power and authority to, without joinder by the Remainder Beneficiaries (defined below), sell, convey, mortgage, lease or otherwise dispose of the Property, in fee simple, with or without consideration, including the right to keep absolutely any and all proceeds derived therefrom, and upon the death of the last life tenant to die, the remainder, if any:

9/20 to Noel C. Kreger, whose address is 4460 Hodges Boulevard, 1708, Jacksonville, FL 32224

9/20 to John R. Kreger III, whose address is 1550 Northwest 14th Avenue, 624, Portland, OR 97209

2/20 to David G. Leonard, whose address is 702 Azalea Drive, 491, Hampstead, NC 28443

(the "Remainder Beneficiaries").

THIS DEED IS PREPARED WITHOUT THE BENEFIT OF A TITLE EXAM OR OPINION THEREON.

NOTE TO TAX COLLECTOR: THE PROPERTY IS THE HOMESTEAD OF GRANTORS. THIS CONVEYANCE IS PURSUANT TO AN ESTATE PLAN OF GRANTORS; THE SUBJECT PROPERTY REMAINS THE DOMICILE OF GRANTORS AND RETAINS ITS HOMESTEAD CHARACTER CONSTITUTIONALLY AND FOR HOMESTEAD EXEMPTION PURPOSES.

THIS IS A CONVEYANCE WHICH IS NOT PURSUANT TO A SALE AND IN RESPECT TO WHICH MINIMAL STATE DOCUMENTARY STAMP TAX IS DUE. Ch. 12B-4.014(2)(b), FLORIDA ADMINISTRATIVE CODE.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on this 2 day of OCT, 2020.

GRANTORS

[Signature]  
John R. Kreger Jr.

226 30th Avenue  
Vero Beach, FL 32968

[Signature]  
Linda J. Kreger

226 30th Avenue  
Vero Beach, FL 32968

Signed, sealed and delivered in the presence of:

First Witness

[Signature]  
Signature

Signature

Lord Sommons  
Printed name

Printed name

10/2/20  
Date

Date

358 Lexington Ct SW  
Address

Address

Vero Beach, FL 32962  
Address

Address

Second Witness

[Signature]  
Signature

Signature

Teresa Rodgers  
Printed name

Printed name

10-2-20  
Date

Date

1632 Addie St.  
Address

Address

SEBASTIAN, FL 32958  
Address

Address

Acknowledgement of Notary Public

STATE OF FLORIDA  
COUNTY OF INDIAN RIVER

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization on this day by John R. Kreger Jr. and Linda J. Kreger.

Personally Known  OR Produced Identification

Type of Identification Produced: FL DR LIC

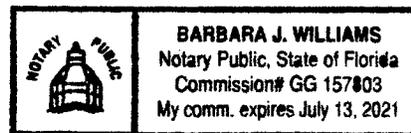
[Signature]  
Signature

BARBARA J WILLIAMS  
Printed Name

Printed Name

10/2/2020  
Date

Date



Notary seal

**EXHIBIT A**

All that certain land situate in Indian River County, Florida, to wit:

Lot 14, less the North 37.5 feet thereof, and all of Lot 15, Pine Hill Park, according to the Plat thereof as recorded in Plat Book 6, Page 5, of the Public Records of Indian River County, Florida.

APN: 33-39-15-00007-0000-00014.0