

This Instrument Prepared by and Return to:

Anchor Land Title, Inc.

718 SW Port St. Lucie Blvd., Ste 6F
Port St. Lucie, Florida 34953
772-621-8255

Lawana M. Brown
20-4777N
33-39-01-00057-0001-00003/0

Warranty Deed

27 00 350.00 SPACE ABOVE THIS LINE FOR RECORDING DATA _____

THIS WARRANTY DEED, made and executed the 2nd day of ^{November}~~October~~, 2020 by

Steven W. Johnson and Loriann Piazza-Johnson, husband and wife

whose post office address is: **956 35th Avenue SW, Vero Beach, FL 32968**, herein called the grantor, to

Cheryl L. Lee

whose post office address is: **649 Royal Palm Blvd., Apt. A3, Vero Beach, FL 32960**, hereinafter called 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)

W I T N E S S E T H: That the grantor, for and in consideration of the sum of TEN AND 00/100'S (\$10.00) Dollars 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 situate in INDIAN RIVER County, State of Florida.
viz:

Condominium Unit No. A-3, of HEATHER WAY CONDOMINIUM, a Condominium, according to the Declaration of Condominium recorded in Official Records Book 469, Page 152, of the Public Records of Indian River County, Florida, and all amendments thereto, together with its undivided share in the common elements.

Subject to easement, restrictions, and reservations of record and to taxes for the year 2020 and thereafter.

The land described herein is not the homestead property of the grantor(s), nor is it contiguous thereto.

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 grantors are lawfully seized of said land in fee simple; that the grantors have good and lawful authority to sell and convey said land, and hereby warrant the title to said land and will defend the same against the lawful claims of all parties whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2019. This deed can be signed in counterparts.

IN WITNESS WHEREOF, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

[Signature]
Witness #1 Signature
LAWANA M. BROWN

By: [Signature]
Steven W. Johnson

Printed Witness #1
[Signature]
Witness #2 Signature
BARBARA A. WATKINS

By: [Signature]
Loriann Piazza-Johnson

Printed Witness #2

**STATE OF FLORIDA
COUNTY OF ST. LUCIE**

The foregoing instrument was acknowledged before me by means of { } Physical Presence or { } Online Notarization on this 2nd day of Nov, 2020, by **Steven W. Johnson and Loriann Piazza-Johnson**, who is personally known to me or who has produced Driver's License or _____ as identification and who did not take an oath.

SEAL



[Signature]
Notary Signature
LAWANA M. BROWN
Printed Notary Name

HEATHER WAY CONDOMINIUM ASSOCIATION, INC.

677 ROYAL PALM BLVD, VERO BEACH, FL 32960

APPROVAL

The undersigned, as duly elected officers of the:

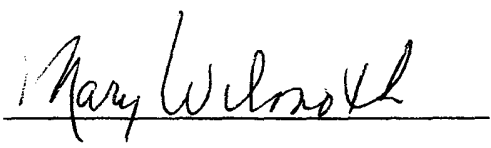
HEATHER WAY CONDOMINIUM ASSOCIATION

Hereby certify that Cheryl L. Lee

has/have been approved as the purchaser(s)/tenant(s) of Unit # A-3 of Heather Way.


V_o President

Date: 10/24/20


Secretary

10-24-20