

Prepared by:
Gloria Guzman Thomas
Oceanside Title & Escrow
3501 Ocean Drive
Vero Beach, Florida 32963
File Number: G2011072AN

General Warranty Deed

Made this December 10, 2020 A.D. By **Amy Richardson, a single woman**, whose address is: 23 School St Unit 1, Manchester, Massachusetts 01944, hereinafter called the grantor, to **Gould Family Properties VIII, LLC, a Florida Limited Liability Company**, whose post office address is: 8571 E. Hillwood Lane, Tucson, Arizona 85750, 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 Ten Dollars, (\$10.00) 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 situate in Indian River County, Florida, viz:

Lot 117 and 118, Provence Bay, according to the map or plat thereof, recorded in Plat Book 22, Page(s) 55 through 58, Public Records of Indian River County, Florida.

Parcel ID Number: **33-40-07-00005-0000-00117/0**

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 December 31, 2020.

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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:

Johanna L. Wise Sullivan
Witness Printed Name: Johanna L. Wise Sullivan

Abigail R. Considine, as Attorney in Fact for Amy Richardson
Address: 23 School St Unit 1, Manchester, Massachusetts 01944

fact for Amy Richardson

Sandra Liacos
Witness Printed Name: Sandra Liacos

State of Massachusetts
County of Essex

The foregoing instrument was acknowledged before me by means of X physical presence or _____ online notarization, this 8th day of December, 2020, by Abigail R. Considine, as Attorney in Fact for Amy Richardson, who is personally known to me or who has produced _____ as identification.

Johanna L. Wise Sullivan
Notary Public
Print Name: Johanna L. Wise Sullivan
My Commission Expires: 1-7-22
(Notary Seal)



JOHANNA L. WISE SULLIVAN
Notary Public
Commonwealth of Massachusetts
My Commission Expires January 7, 2022



Provence Bay Homeowners Association, Inc.

c/o A.R. Choice Management, Inc.

100 Vista Royale ~ Vero Beach, FL 32962

Phone (772) 567-0808 ~ Fax (772) 567-2551

Jeff@archoice.com ~ mconnolly@archoice.com

Accounting: Jackie@archoice.com

CERTIFICATE OF APPROVAL

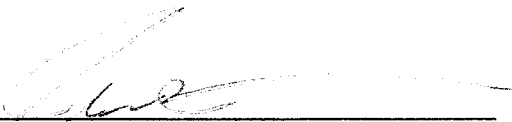
This is to certify that **Gould Family Properties VIII, LLC** has/ have been approved by Provence Bay Homeowners Association, Inc. as the Owner(s) of the following described property in Indian River County, Florida.

Lot No.117 the physical address being: **306 Monaco Place, Vero Beach, FL 32960**, according to the Declaration of Covenants, Conditions, and Restrictions For Provence Bay Homeowners Association, Inc. recorded in Official Records Book 2065 PG 1893 Public Records of Indian River County, Florida, and any amendments thereto.

Such Acknowledgement has been given pursuant to the provisions of the Declaration of Covenants, conditions and restrictions for Provence Bay Homeowners Association Inc.

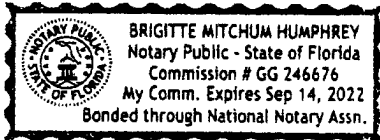
Dated this 4th day of December, 2020.


Provence Bay Homeowners Assoc., Inc.

By 
Jeff DeVore, Managing Agent

STATE OF FLORIDA
COUNTY OF INDIAN RIVER

The foregoing instrument was acknowledged before me this 4th day of December, 2020, by Jeff DeVore, Manager of the above named Homeowners association, on behalf of the association, who is personally known to me.




Notary Public Signature

My Commission Expires: 9/14/22