

Prepared (without opinion) by and return to:

Joseph L. Lindsay, Esq.
Lindsay & Allen, PLLC
13180 Livingston Road, Suite 206
Naples, FL 34109

TRUSTEE DISTRIBUTIVE DEED

THIS DEED is made by George N. Giunta and George Giunta, Jr. as Trustees of the Giunta Family Trust, u/d/t dated June 9, 2014 ("**Grantor**"), to Giunta Family Properties, LLC, a Florida limited liability company, whose post office address is 1646 Serrano Circle, Naples, Florida 34105 ("**Grantee**").

WITNESSETH, that Grantor, for and in consideration of the sum of \$10.00, and other good and valuable consideration in hand paid by Grantee, the receipt of which is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto Grantee and Grantee's heirs, executors, administrators, and assigns forever all of the right, title, and interest of Grantor in the following described land situated in Indian River County, Florida:

Legal Description: Lot 6, Block 5, Ixora Park Plat No. 2, according to the map or plat thereof, as recorded in Plat Book 6, Page(s) 39, of the Public Records of Indian River County, Florida.

Physical Address: 2443 2nd Pl. SW, Vero Beach, Florida 32962

Parcel I.D. No.: 33-39-23-00004-0050-00006

TOGETHER WITH all and singular the tenements, hereditaments, and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD the same in fee simple forever.

THIS CONVEYANCE IS SUBJECT TO ALL OF THE FOLLOWING:

1. Restrictions, reservations, and easements of record, if any;
2. Taxes and assessments for the current and subsequent years; and
3. Applicable zoning and other governmental regulations.

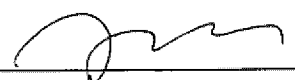
GRANTOR HEREBY COVENANTS with Grantee that Grantor is lawfully seized of the Property in fee simple, that Grantor has good right and lawful authority to sell and convey the Property, and hereby warrants the title to the Property and will defend same against the lawful claims of all persons claiming by, through or under Grantor. The subject property is not the homestead property of the Grantor, nor does any member of Grantor's family reside there, nor is the property contiguous to property resided on by Grantor or any member of Grantor's family.

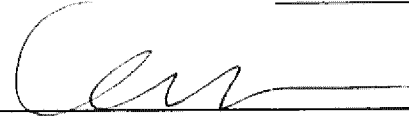
IN WITNESS WHEREOF, the Grantor has hereunto set its hands on this the 8th day of September 2021.

GRANTOR:


George N. Giunta, as Trustee of the
Giunta Family Trust, dated June 9, 2014
1646 Serrano Circle
Naples, Florida 34105

WITNESSES:

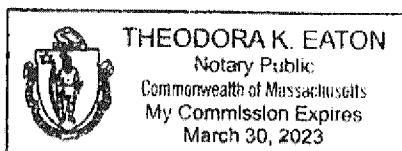

Witness Signature
Witness Printed Name: KALIN Mitov

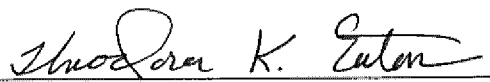

Witness Signature
Witness Printed Name: Maria Papantonian

STATE OF ~~FLORIDA~~ ^{Massachusetts}
COUNTY OF ~~COLLIER~~ ^{Norfolk}

Acknowledged and subscribed before me by means of ☒ physical presence or ☐ online notarization by George N. Giunta, as Trustee of the Giunta Family Trust, dated June 9, 2014, who is personally known to me or who has produced Florida driver's license as identification, this the 8 day of September, 2021.

(SEAL)




Name:
Notary Public, State of ~~Florida~~ ^{Massachusetts}
Commission Number: N/A
My Commission Expires: March 30, 2023

IN WITNESS WHEREOF, the Grantor has hereunto set its hands on this the 8th
day of September 2021.

GRANTOR:


George Giunta, Jr., Trustee of the
Giunta Family Trust, dated June 9, 2014
174 Central Street
Weymouth, MA 02190

WITNESSES:


Witness Signature
Witness Printed Name: KALIN Mitov

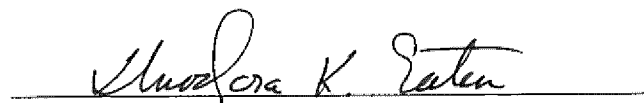

Witness Signature
Witness Printed Name: Maria Papantorian

STATE OF Massachusetts

COUNTY OF Norfolk

Acknowledged and subscribed before me by means of ☐ physical presence or ☐ online notarization by George Giunta, Jr., as Trustee of the Giunta Family Trust, dated June 9, 2014, who is personally known to me or who has produced MA driver's license as identification, this the 8th day of September, 2021.

(SEAL)


Name:
Notary Public, State of Massachusetts
Commission Number: N/A
My Commission Expires: March 30, 2023

