

AFTER RECORDING RETURN TO:
Meridian Title Corporation
4440 Edison Lakes Pkwy Ste 100
Mishawaka, IN 46545
File No. 21-29260

This document prepared by:
HEATHER MAYER, ESQ.
P.O. Box 57696
Jacksonville, FL 32241
716-634-3405

Parcel ID No.: 33-39-24-00002-0100-00002/0; 33-39-25-00004-0005-00014; 33-39-26-00004-005-00009

QUITCLAIM DEED

THIS DEED made and entered into on this 22nd day of December, 2021, by and between Kelly P. Kite, Jr. and Joseph P. Schlitt, as Trustees for Kite Tax Lien Capital 401k Plan, whose address is 2055 US Hwy. 1, Vero Beach, FL 32960, hereinafter referred to as Grantor(s) and Quiet Storm, LLC, whose address is 370 10th St SW, Vero Beach, FL 32962, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ONE and NO/100 (\$1.00) DOLLAR and other good and valuable consideration, the receipt of which is hereby acknowledged, do this day remise, release and quitclaim to the said Grantee(s) the following described real estate located in Indian River County, Florida:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Property Address: 1378 18th Avenue Southwest, Vero Beach, FL 32962 / 438 13th Lane Southwest, Vero Beach, FL 32962 / 345 7th Road Southwest, Vero Beach, FL 32962

Prior instrument reference: Book: 3494, Page: 2392 / Instrument Number: 3120210087183, Recorded: 12/21/2021

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, rights-of-way and limitations of record, if any.

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in FEE SIMPLE.

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, this 22nd day of December, 2021.

[Signature]
Kelly P. Kite, Jr., as Trustee for Kite Tax Lien Capital 401k Plan

Signed, sealed and delivered in the presence of:

Witnesses:

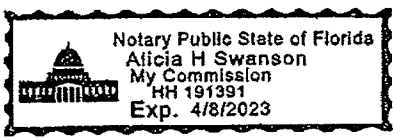
[Signature]
Signature
Print Name: Alicia Swanson

[Signature]
Signature
Print Name: Jared Smith

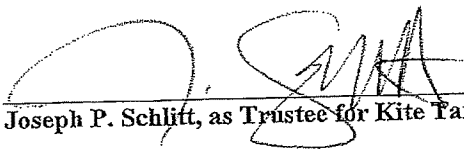
STATE OF Florida
COUNTY OF Indian River

The foregoing instrument was acknowledged before me by means of physical presence or on-line notarization, this 22nd day of December, 20 21 by Kelly P. Kite, Jr., as Trustee for Kite Tax Lien Capital 401k Plan who is/are personally known to me or who has produced _____ (type of identification) as identification.

[Signature]
Signature of Notary Public
Print Name: Alicia Swanson
My commission expires: 04/28/2023




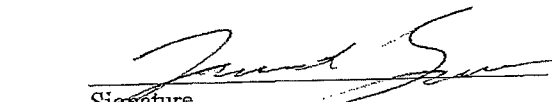
IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, this 22nd day of December, 2021.


Joseph P. Schlitt, as Trustee for Kite Tax Lien Capital 401k Plan

Signed, sealed and delivered in the presence of:


Witnesses:

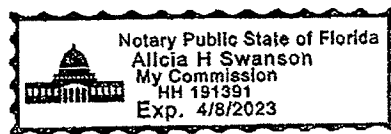

Signature
Print Name: Alicia Swanson


Signature
Print Name: JACOB SMITH

STATE OF Florida
COUNTY OF Indian River

The foregoing instrument was acknowledged before me by means of physical presence or on-line notarization, this 22nd day of December, 2021 by Joseph P. Schlitt, as Trustee for Kite Tax Lien Capital 401k Plan who is/are personally known to me or who has produced _____ (type of identification) as identification.


Signature of Notary Public
Print Name: Alicia Swanson
My commission expires: 04/08/2023



No title exam performed by the preparer. Legal description and party's names provided by the party.

EXHIBIT A
LEGAL DESCRIPTION

Parcel I: (1378 18th Avenue Southwest, Vero Beach, FL)

Lot 9, Block E, Oslo Park Unit No. 3, according to the plat thereof recorded in Plat Book 4, page 19, Public Records of Indian River County, Florida.

Parcel II: (438 13th Lane Southwest, Vero Beach, FL)

Lot 14, Block E, Dixie Heights Unit Three, according to the plat thereof, recorded in Plat Book 4, at Page 84, of the Public Records of Indian River County, Florida.

Parcel III: (345 7th Road, Vero Beach, FL)

Lot 2, Block 10, Whispering Palms Subdivision Unit 4, according to the plat thereof, recorded in Plat Book 5, at Page(s) 11, of the Public Records of Indian River County, Florida.

Parcel ID Number(s): 33-39-24-00002-0100-00002/0; 33-39-25-00004-0005-00014; 33-39-26-00004-005-00009

Property commonly known as: 1378 18th Avenue Southwest / 438 13th Lane Southwest / 345 7th Road Southwest, Vero Beach, FL 32962