

NOTE TO CLERK/TAX EXAMINER: Actual consideration, paid is \$180,000.00.

⑤ \$10.00
\$1260.00

This Document Prepared By and Return to:
Darlene K. Pegg, CLC President
Elite Title of the Treasure Coast, Inc.
3055 Cardinal Drive, Suite 105
Vero Beach, FL 32963
Courthouse Box 82

Parcel ID Number: 33-40-19-00009-0000-00026/0

Warranty Deed

This Indenture, Made this 17th day of March, 2022 A.D., Between William D. Johnson, an unmarried adult of the County of Indian River, State of Florida, grantor, and Andrew J. Johnson and Whitney Johnson, husband and wife whose address is: 180 E Forest Trail, Vero Beach, FL 32962 of the County of Indian River, State of Florida, grantees.

Witnesseth that the GRANTOR, for and in consideration of the sum of TEN DOLLARS (\$10) and other good and valuable consideration to GRANTOR in hand paid by GRANTEES, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said GRANTEES and GRANTEES' heirs, successors and assigns forever, the following described land, situate, lying and being in the County of Indian River, State of Florida to wit:

Lot 26, Forest Park S/D Unit Three, according to the map or plat thereof, as recorded in Plat Book 11, Page(s) 81, of the Public Records of Indian River County, Florida.

GRANTORS warrant, covenant and represent to the Grantees that the above described property does not constitute the homestead of the Grantors under the Constitution or statutes of the State of Florida and that the Grantors' residence is on property other than the above-described property and they do not live adjacent or contiguous thereto.

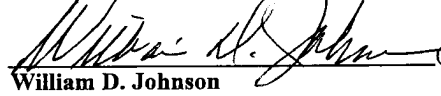
Said land is free of all encumbrances, except taxes for the year in which this deed is given; and restrictions, reservations, limitations, covenants, conditions and easements of record, if any; insofar as same are valid and enforceable (however, this clause shall not be construed to reimpose same.)

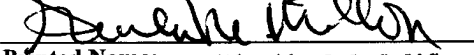
and the grantor does hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.

In Witness Whereof, the grantor has hereunto set his hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:


Printed Name: DARLENE K. PEGG
Witness

 (Seal)
William D. Johnson
P.O. Address: 180 E Forest Trail, Vero Beach, FL 32962


Printed Name: Sheila M. Milton
Witness

State of Florida
County of Indian River

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 17th day of March, 2022, by William D. Johnson who is personally known to me or who has produced his Valid Identification as identification.

Printed Name: DARLENE K. PEGG
Notary Public
My Commission Expires

Commission # HH 080157
Expires April 14, 2025
Bonded Thru Troy Fain Insurance 800-385-7019