

Prepared by and return to:

Jennifer D. Peshke

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File Number: 02817

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Quit Claim Deed

This Quit Claim Deed made this 20th day of April, 2022 between Dale E. Wilson, joined by her Husband, Craig M. Wilson, whose post office address is 4860 S. Harbor Dr., Apt. 202, Vero Beach, FL 32967, grantor, and Craig M. Wilson, Trustee of the Dale E. Wilson 2021 Family Trust DTD 11/8/2021 whose post office address is 4860 S. Harbor Dr., Apt. 202, Vero Beach, FL 32967, grantee:

(Whenever 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, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, does hereby remise, release, and quitclaim to the said grantee, and grantee's heirs and assigns forever, all the right, title, interest, claim and demand which grantor has in and to the following described land, situate, lying and being in Indian River County, Florida to-wit:

Unit 202, RIVER VILLAGE TOWNER IV AT GRAND HARBOR, a Condominium, according to the Declaration of Condominium thereof recorded in Official Records Book 1515, Page 41, as amended of the Public Records of Indian River County, Florida, together with an undivided interest in the common elements.

Parcel Identification Number: 32392400017000000202.0

*** The Grantor retains the right to reside upon the real property being conveyed into the Trust as her permanent residence during her life. It is the intent of the Grantor to retain the requisite beneficial interest and the possessory right in and to the real property to comply with Section 196.031 of the Florida Statutes, such beneficial interest and possessory right constitute in all respects "equitable title to real estate" as that term is used in Section 6, Article VII of the Constitution of the State of Florida. Notwithstanding anything contained in this Trust to the contrary, the Grantor's interest in the real property which she resides pursuant to the provisions of the Trust shall be deemed to be an interest in real property and not personally and shall be deemed the homestead of the Grantor.

THIS INSTRUMENT HAS BEEN PREPARED BY THE ABOVE NOTED PARTY WITHOUT BENEFIT OF ABSTRACT OR TITLE EXAMINATION. THE PREPARER ASSUMES NO RESPONSIBILITY FOR THE EXISTENCE OF LIENS, CLAIMS, OR ENCUMBRANCES OF ANY NATURE OF RECORD, OR WHICH MAY EXIST AGAINST THE PROPERTY.

To Have and to Hold, the same together with all and singular the appurtenances thereto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of grantors, either in law or equity, for the use, benefit and profit of the said grantee forever.

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

Signed, sealed and delivered in our presence:

Dale E. Wilson

Dale E. Wilson

Ryne E. Hartt

Witness
Printed Name: RYNE E. HARTT

[Signature]

Witness
Printed Name: Victoria L. Henson

Craig M. Wilson

Craig M. Wilson

Ryne E. Hartt

Witness
Printed Name: RYNE E. HARTT

[Signature]

Witness
Printed Name: Victoria L. Henson

State of Florida
County of Indian River

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 20th day of April, 2022 by Dale E. Wilson, joined by her Husband, Craig M. Wilson, who is personally known or has produced a driver's license as identification.

[Seal]

[Signature]

Notary Public

Print Name: Victoria L. Henson

My Commission Expires: _____



VICTORIAL HENSON
Commission # HH 202950
Expires November 29, 2025