

Return to:

Elisa Nahas
5122 Kipper Way
Vero Beach, Florida 32967

This instrument prepared by:

Rebecca A. Temple
1416 20th Street
Vero Beach, Florida 32960
(772) 778-0021

Property Appraiser's Parcel Identification No.: 32-39-21-00012-0000-00026.0

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GENERAL WARRANTY DEED

THIS INDENTURE, made 20th day of July, 2022, between **WILLIAM NAHAS, JR., and ELISA A. NAHAS, husband and wife, as joint tenants with right of survivorship**, of the County of Indian River, State of Florida, Grantor, **and WILLIAM NAHAS, JR., and ELISA A. NAHAS, husband and wife**, for a life estate, without any liability for waste, and with full power and authority in said life tenant to sell, convey, mortgage, lease or otherwise manage and dispose of the property described herein, in fee simple, with or without consideration, without joinder of the remainderman, and with full power and authority to retain any and all proceeds generated thereby, and upon the death of the life tenant, the remainder, if any to, **JONATHAN D. NAHAS**; whose address is 1812 Kater Street, Philadelphia, Pennsylvania 19146; and **MICHELLE NAHAS SCOLLINS**, if he or she precedeases Grantor(s), the remainder, if any to, **his or her lineal descendants**.

WITNESSETH, that the said first party, for and in consideration of the sum of \$ 10.00 , in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release, and quit-claim unto the said second party forever, all right, title, interest, claim, and demand which the said first party has in and to the following described lot, piece or parcel of land, situate, lying, and being in the County of Indian River, State of Florida, to wit:

Lot 26L, LAKES AT WATERWAY VILLAGE PD-PLAT 2A-1, according to the plat thereof, as recorded in Plat Book 28, Page(s) 23 through 33 of the Public Records of Indian River County, Florida.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

IN WITNESS WHEREOF, the said first party has signed and sealed these presents the day and year above written.

Signed, sealed, and delivered in the presence of:

Rebecca Temple

Witness

Rebecca A. Temple

Printed Name

1416 20th St

Address

VERO BEACH, FL 32960

Kimberly A. Temple

Witness

Kimberly A. Temple

Printed Name

1416 20th St

Address

VERO BEACH, FL 32960

William Nahas, Jr.

Grantor

WILLIAM NAHAS, JR

Printed Name

5122 Kipper Way

Address

VERO BEACH, FL 32967

Elisa A. Nahas

Co-Grantor

Elisa A. Nahas

Printed Name

5122 Kipper Way

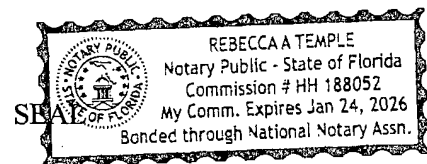
Address

VERO BEACH, FL 32967

STATE OF FLORIDA
COUNTY OF INDIAN RIVER

I HEREBY CERTIFY, that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments personally appeared **WILLIAM NAHAS, JR., and ELISA A. NAHAS** to me by means of ☒ physical presence or ☐ on line notarization known to be the person(s) described in and who executed the foregoing Warranty Deed and that they acknowledged before me that they executed the same of their own free will and deed. An oath (was) (was not) taken.

20th day of JULY, AD, 2022.
WITNESS my hand and official seal in the County and State last aforesaid this



Rebecca Temple
NOTARY PUBLIC—STATE OF FLORIDA

____ Personally known / Produced identification

Type of identification

produced

Florida DL