

COURTHOUSE BOX 49

Rec Fee: \$27.00
Doc Stamps: \$1,750.00

Prepared by:
Donald B. Womersley
Oceanside Title & Escrow
3501 Ocean Drive
Vero Beach, Florida 32963

File Number: W2302051AN

General Warranty Deed

Made this March 31, 2023 A.D. By **Janice E. Baugh, an unmarried widow, Individually and as Trustee of the Janice E. Baugh Living Trust dated September 17, 1991, as amended**, whose address is: 710 Milford Glen Dr, Milford, Michigan 48381, hereinafter called the grantor, to **Elizabeth Moynihan, an unmarried woman**, whose post office address is: 713 W Franklin St, Boise ID 83702, hereinafter called the grantee:

(Whenever used herein the term "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)

Witnesseth, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Indian River County, Florida, viz:

Unit No. 351, Building 8, GROVE ISLE AT VERO BEACH, PHASE 13, according to the Declaration of Condominium thereof, recorded in Official Records Book 723, Page 711, together with any amendments thereto, of the Public Records of Indian River County, Florida.

Parcel ID Number: 33-40-30-00008-0080-00351/0

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.


And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2022.

Prepared by:
Donald B. Womersley
Oceanside Title & Escrow
3501 Ocean Drive
Vero Beach, Florida 32963

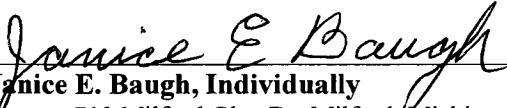
File Number: W2302051AN

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

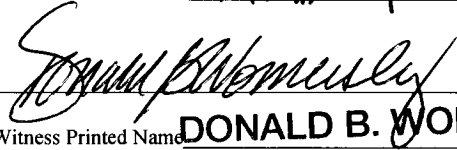
Signed, sealed and delivered in our presence:




Witness Printed Name Kimberly Keithahn



Janice E. Baugh, Individually
Address: 710 Milford Glen Dr, Milford, Michigan 48381



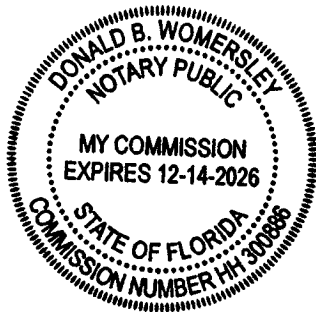
Witness Printed Name **DONALD B. WOMERSLEY**




Janice E. Baugh, as Trustee of the Janice E. Baugh Living Trust dated September 17, 1991, as amended
Address: 710 Milford Glen Dr, Milford, Michigan 48381

State of Florida
County of Indian River

The foregoing instrument was acknowledged before me by means of X physical presence or online notarization, this 15th day of March, 2023, by Janice E. Baugh, Individually and as Trustee of the Janice E. Baugh Living Trust dated September 17, 1991, as amended, who is personally known to me or who has produced ME DL as identification.





Notary Public
Print Name: DONALD B. WOMERSLEY
My Commission Expires: 12-14-2026
(Notary Seal)

APPROVAL / DENIAL OF UNIT TRANSFER

STATE OF FLORIDA
COUNTY OF INDIAN RIVER

GROVE ISLE AT VERO BEACH CONDOMINIUM ASSOCIATION by its Board of Administration has considered the application from: Susan Moynihan for the purchase of the following condominium unit:

351 N Grove Isle Cir. Building 8 Unit 351 GROVE ISLE AT VERO BEACH CONDOMINIUM ASSOCIATION, INC. according to the Declaration of Condominium recorded in the Public Records of Indian River County, Florida, together with an undivided share of the common elements appurtenant thereto.

The application is hereby Approved Denied

Said decision is based upon the information submitted by the applicant and assumes its accuracy and truthfulness.

DONE AND EXECUTED this 8th day of March, 2023.

GROVE ISLE AT VERO BEACH
CONDOMINIUM ASSOCIATION INC.

By: ~~Robert Mullett~~ Leam
R

ATTEST:

Kelly Hagen

The forgoing instrument was acknowledged before me this 8th day of March, 2023 by Robert + Mullett who is personally known to me and who did not take an oath.

Kelly Hagen

