

Return to:  
Name: Professional Title of The Treasure Coast, Inc.  
Address: 1546 US Highway 1  
Sebastian, FL 32958  
Professional Title of The Treasure Coast, Inc.  
1546 US Highway 1  
Sebastian, FL 32958  
File No.: 2025-58477

WARRANTY DEED

This Warranty Deed Made this 25 day of April, 2025 by Marjorie L. Hale  
hereinafter called the grantor, whose post office address is:

754 Newhall Dr., Sebastian, FL 32958

to: Chris Wilson and Gary Willis, as joint tenants with rights of survivorship, whose post office address is:

P.O. Box 2213, Middlesboro, KY 40965  
hereinafter called the grantee,

**WITNESSETH:** That said grantor, for and in consideration of the sum of Ten Dollars, and other variable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situated in Indian River, Florida, viz:

Lots 68 and 69, Block 3, HALL, CARTER & JAMES SUBDIVISION of Tracts 1439 and 1440 according to the Plat thereof, recorded in Plat Book 3, pages 2 and 31, Public Records of St. Lucie County, Florida; said land now lying and being in Indian River County, Florida.

This property is not the homestead of the Grantor (s).

**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 12/31/2024, reservations, restrictions and easements of record, if any.

(The terms "grantor" and "grantee" herein shall be construed to include all genders and singular or plural as the context indicates)

**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:

Cyr  
Witness  
Printed Name: Cynthia M. Rich  
Address: 1546 North US 1  
Sebastian, FL 32958

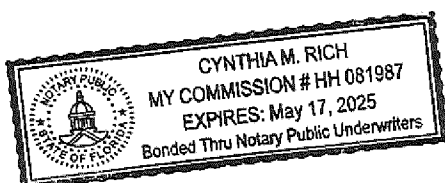
Marjorie L. Hale  
Marjorie L. Hale

JR  
Witness  
Printed Name: Jessica M. Rich  
Address: 1546 North US 1  
Sebastian, FL 32958

State of Florida  
County of Indian River

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 25 day of April, 2025 by Marjorie L. Hale who ☐ is personally known or ☒ has produced a driver's license as identification.

[Seal]



Cyr  
Notary Public  
Print Name: Cynthia M. Rich  
My Commission Expires: \_\_\_\_\_