

Documentary Deed Tax \$2,625.00

THIS INSTRUMENT PREPARED BY AND RETURN TO:

STEPHANIE DOTY
Island Title & Escrow Agency Inc.
2245 N Courtenay Pkwy
Merritt Island, FL. 32953
File No. **16-5254**

SPACE ABOVE THIS LINE FOR RECORDING DATA

THIS WARRANTY DEED, made the **24th** day of **March, 2016** by **MARK A. EICHIN and DONNA L. EICHIN, husband and wife**, herein called the grantors, to **MICHAEL C. DRAKE and DONNA E. DRAKE, HUSBAND AND WIFE** whose post office address is 3960 WILD PINE LANE, MERRITT ISLAND, FL 32952, hereinafter called the Grantees:
(Wherever 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)

W I T N E S S E T H: That the grantors, for and in consideration of the sum of TEN AND 00/100'S (\$10.00) Dollars 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 **BREVARD** County, State of Florida, viz.:

Lot 5, Georgiana Woods, a subdivision according to the plat thereof recorded at Plat Book 26, Pages 6 and 7, in the Public Records of Brevard County, Florida.

And

The Southerly 1/2 of vacated South Tropical Trail lying Northeasterly and adjacent to Lot 5, Georgiana Woods, Plat Book 26, Page 6, Public Records of Brevard County, Florida, and being further bounded by the prolongation of the side lot lines of the said Lot 5 to the centerline of the said vacated South Tropical Trail

Subject to easements, restrictions and reservations of record and to taxes for the year 2016 and thereafter.

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

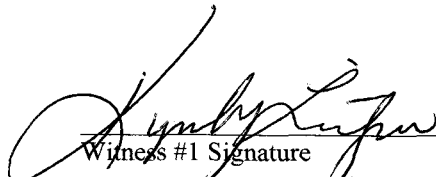

TO HAVE AND TO HOLD, the same in fee simple forever.


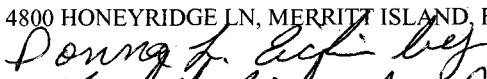

AND, the grantors hereby covenant with said grantees that the grantors are lawfully seized of said land in fee simple; that the grantors have good right and lawful authority to sell and convey said land, and hereby warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to **December 31, 2015**.

Page Two of Warranty Deed

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

Signed, sealed and delivered in the presence of:


Witness #1 Signature
Kimberly Lietzow
Witness #1 Printed Name

Witness #2 Signature
STEPHANIE R. DOTY
Witness #2 Printed Name


MARK A. EICHIN
4800 HONEYRIDGE LN, MERRITT ISLAND, FL 32952


DONNA L. EICHIN BY MARK A. EICHIN, HER ATTY
IN FACT
4800 HONEYRIDGE LN, MERRITT ISLAND, FL 32952

STATE OF FLORIDA
COUNTY OF BREVARD

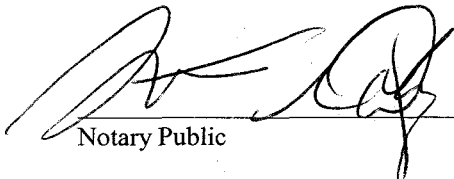
The foregoing instrument was acknowledged before me this 25th day of March, 2016 by MARK A. EICHIN and DONNA L. EICHIN who are personally known to me or have produced Driver's License as identification.

SEAL



STEPHANIE R. DOTY
MY COMMISSION # FF 044161
EXPIRES: September 30, 2017
Bonded Thru Budget Notary Services

My Commission Expires:


Notary Public

Printed Notary Name