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WARRANTY DEED

This Warranty Deed made and executed the 15<sup>th</sup> day of June, 20 17, by **Charles F. Willer and Maridel R. Willer** h/w whose address is 1830 Atz Road, Malabar, Florida 32950, hereinafter called Grantor and **Charles F. Willer and Maridel R. Willer** the Trustees of the **Charles F. Willer and Maridel R. Willer RLT U/D/T** 5/14/04 and any amendments hereto, with full power and authority to protect, conserve, sell, convey, mortgage, and otherwise dispose of real property, whose address is 1830 Atz Road, Malabar, Florida 32950, hereinafter called the grantee.

(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)

**WITNESSETH:** That the grantor, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt whereof is hereby acknowledged, by these presents does grant, bargain, sell, alienate, remise, release, convey and confirm unto the grantee, all that certain land situated in Brevard County, Florida, viz:

See Attached Schedule "A"

NOTE: HOMESTEAD PROPERTY: GRANTORS RESERVE A LIFETIME POSSESSORY INTEREST IN THE SUBJECT PROPERTY.

SCRIVENER HAS NOT EXAMINED TITLE, relying upon legal descriptions provided by Grantor. Accordingly, Scrivener disclaims responsibility or liability which may result from failure of the Grantor to hold such title in the manner represented.

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

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

**AND** the grantor hereby covenants with said grantee that it is lawfully seized of said land in fee simple: that it has good right and lawful authority to sell and convey said land: that it 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 easements and restrictions of record.

**IN WITNESS WHEREOF**, Grantor has hereunto set grantor's hand and seal the day and year first above written.

BY X Charles F. Willer  
Charles F. Willer

X Maridel R. Willer  
Maridel R. Willer

Signed, sealed and delivered in our presence:

X Minnie Stone  
(witness)

X Lori Wagner  
(witness)

Minnie Stone  
Printed name of witness

Lori Wagner  
Printed name of witness

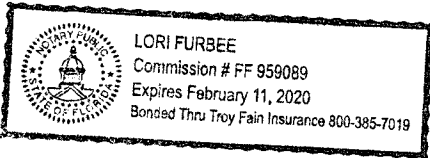
STATE OF FLORIDA, COUNTY OF BREVARD

The foregoing WARRANTY DEED instrument was acknowledged before me this 15<sup>th</sup> day of June, 20 17, by **Charles F. Willer and Maridel R. Willer** who produced FLD as identification.

X Lori Furbee  
Notary Signature

Lori Furbee  
Printed notary signature

This instrument was prepared by:  
Record and Return to:  
Thomas D. Waldron, Esq.  
730 East Strawbridge Ave., Suite 200  
Melbourne, FL 32901  
Florida Bar #0986968



## Schedule "A"

The East 1/2 of the West 1/2, less the North 8/10 of Lot 6, Florida Indian River Land Company, according to the Plat thereof, as recorded in Plat Book 1, Page 165, of the Public Records of Brevard County, Florida, less the South 35 feet for road, utility and drainage right-of-way, and the West 1/2 of the East 1/2, less the North 8/10 of Lot 6, Florida Indian River Land Company, according to the Plat thereof, as recorded in Plat Book 1, Page 165, of the Public Records of Brevard County, Florida, less the South 35 feet for utility and drainage right-of-way, Section 1, Township 29 South, Range 37 East,

AND

The West 1/2 of the South 200 feet of the North 800 feet of Lot 6, Section 1, Township 29 South, Range 27 East, Florida Indian River Land Company, according to the Plat thereof, as recorded in Plat Book 1, Page 165, of the Public Records of Brevard County, Florida, less the West 25 feet for road, utilities and drainage right-of-way

AND

The West 1/2, less the North 800 feet and less the South 2/10th of Lot 6, Section 1, Township 29 South, Range 37 East, Florida Indian River Land Company, according to the Plat thereof, as recorded in Plat Book 1, Page 165, of the Public Records of Brevard County, Florida, less the West 25 feet for road, utilities and drainage right-of-way

AND

The West 1/2 of the West 1/2, less the North 8/10th of Lot 6, Section 1, Township 29 South, Range 37 East, Florida Indian River Land Company, according to the Plat thereof, as recorded in Plat Book 1, Page 165, of the Public Records of Brevard County, Florida, Less the South 35 feet and the West 25 feet for road, utility and drainage right-of-way