

Return to:
North American Title Company
201 N. Riverside Drive, Suite B
Indialantic, FL 32903

This Instrument Prepared
under the supervision of:

Mark J. Loterstein, Esq.
North American Title Company
201 N. Riverside Drive, Suite B
Indialantic, FL 32903

Property Appraisers Parcel Identification (Folio) No.:
28-37-29-KP-2418-10

Our File No.: 11653-17-01632

WARRANTY DEED

This Warranty Deed made this 13th day of November, 2017 by Dijaria A. Gilliam, an unmarried woman, whose mailing address is 25799 Casa Fantastico, Moreno Valley, CA 92551, hereinafter called the grantor(s), to Annie M. Shy, an unmarried woman, whose post office address is 765 Nevada Drive NE, Palm Bay, FL 32907, 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(s), for and in consideration of the sum of \$10.00 (ten) 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 10, Block 2418, Port Malabar Unit Forty Five, according to the map or plat thereof, as recorded in Plat Book 22, Page(s) 3 through 23, inclusive, of the Public Records of Brevard County, Florida.

SUBJECT TO: covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the year 2018 and subsequent years; and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any,

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, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons.

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

Signed, sealed and delivered in the presence of:

[Signature]
First Witness Signature

Linda Martin
Printed Signature

[Signature]
Second Witness Signature

Sally Dickson
Printed Signature

[Signature]
Dijaria A. Gilliam

State of Florida

County of Brevard

The foregoing instrument was acknowledged before me this 8th day of November, 2017 by Dijaria A. Gilliam, who has produced [Signature] as Identification or is personally known to me to be the persons therein.

[Signature]
Notary Public, State of Florida

My commission expires:



LINDA S. MARTIN
MY COMMISSION # FF 207746
EXPIRES: June 1, 2019
Bonded Thru Budget Notary Services