

This Document Prepared By:

National Deed Network, Inc.
c/o Angela J Lack, P.L.L.C.
P.O. Box 285
Bath, PA 18014

After Recording Return To:

Mail Tax Statements To:

Patricia Ann King
1461 Inglis Ave
Columbus, OH 43212

Order #: 101-10040744

Parcel ID #: 30-38-10-35-54-43

SPECIAL WARRANTY DEED

This SPECIAL WARRANTY DEED, executed this 16 day of April, 2018, by, BANK OF AMERICA, N.A., whose address is 1600 Douglass Road Suite 130A, Anaheim, CA 92806, hereinafter referred to as GRANTOR, grants to PATRICIA ANN KING, whose address is 1461 Inglis Ave, Columbus, OH 43212, is hereinafter referred to as 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.

Witnessed: That GRANTOR, for and in consideration of the sum of FIFTY-ONE THOUSAND SEVEN HUNDRED FIFTY and 00/100 (\$51,750.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby conveys and confirms unto the GRANTEE, in fee simple, all that certain land, situated in Brevard County, Florida, viz:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT "A"

Parcel ID: 30-38-10-35-54-43

Commonly known as: 832 Hyacinth Circle, Barefoot Bay, FL 32976

SUBJECT TO TAXES ACCRUING FOR 2018 AND SUBSEQUENT YEARS.

The legal description was obtained from a previously recorded instrument or was provided by agent for grantor.

This deed warrants title only against claims held by, through, or under the Grantor, or against encumbrances made or suffered by the Grantor, and it cannot be held to warrant title generally against all persons.

Grantor does further covenant and bind itself, and its successors and assigns, to warrant and forever defend the title to the property to the said Grantee against the lawful claims of all persons claiming by through or under the grantor but no further or otherwise.

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.


The undersigned persons executing this Deed on behalf of said Grantor corporation/government entity represent and certify that they are duly elected officer or other corporate official of said entity and have been fully empowered by proper resolution to execute and deliver this deed; that the Grantor has full corporate capacity to convey the real estate described herein, and that all necessary corporate action for the making of such conveyance has been taken and done.

IN WITNESS WHEREOF, Grantor has hereunto set a hand and seal the day and year first written above.

Signed, sealed and delivered in our presence

Witnesses:


 Witness Marisol Palomares
Sr. FCL Specialist

Print Name

 Witness Lizet Suarez
Sr. Foreclosure Specialist

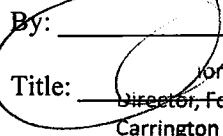
Print Name

STATE OF _____)

COUNTY OF _____)

The foregoing instrument was hereby acknowledged before me this _____ day of _____, 2018, by _____ who is the/a _____ of CARRINGTON MORTGAGE SERVICES, LLC, as attorney in fact for BANK OF AMERICA, N.A., who is personally known to me or who has produced _____ as identification, and who signed this instrument willingly.

BANK OF AMERICA, N.A.
 By: CARRINGTON MORTGAGE SERVICES,
 LLC, as attorney in fact

By:  4/16/18
 Title: Tony Valencia
Director, Foreclosure Servicing
Carrington Mortgage Services, LLC, Attorney in Fact
 Printed Name: _____

See attached

 Notary Public
 My commission expires:

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

CALIFORNIA ALL – PURPOSE

CERTIFICATE OF ACKNOWLEDGMENT

State of California

County of Orange

On 04/16/2018 before me, Autumn Uszenski, Notary Public, personally appeared, Tony Valencia, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in his/~~her/their~~ authorized capacity(ies), and that by his/~~her/their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.


Autumn Uszenski



ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages _____ Document Date _____

(Additional information)

CAPACITY CLAIMED BY THE SIGNER

- ☐ Individual (s)
☐ Corporate Officer

(Title)

- ☐ Partner(s)
☐ Attorney-in-Fact
☐ Trustee(s)
☐ Other _____

INSTRUCTIONS FOR COMPLETING THIS FORM

Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgment form must be properly completed and attached to that document. The only exception is if a document is to be recorded outside of California. In such instances, any alternative acknowledgment verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. he/she/they- is /are) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
 - ✦ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
 - ✦ Indicate title or type of attached document, number of pages and date.
 - ✦ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document

EXHIBIT "A"

The following property in Brevard County, Florida:

LOT 43 BLOCK 54 OF THE BAREFOOT BAY MOBILE HOME SUBDIVISION, UNIT TWO, PART TEN, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 22, PAGE 105, OF THE PUBLIC RECORDS OF BREVARD COUNTY FLORIDA. Together with a 1983 PALM With ID#'S PH06452A & B

Tax ID: _____

Property Address: 832 Hyacinth Circle, Barefoot Bay, FL 32976