

Prepared by and return to:

Candice Estabrook
Supreme Title Closings, LLC
38 Suntree Place
Suite 2
Melbourne, FL 32940

File No 19-07-2081

Parcel Identification No 25-36-35-50-E-28

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WARRANTY DEED

(STATUTORY FORM – SECTION 689.02, F.S.)

This indenture made the 10th day of September, 2019 between James P. Schmitz and Vilma Schmitz, husband and wife, whose post office address is **1806 Croghan Drive, Melbourne, FL 32940**, of the County of Brevard, State of Florida, Grantors, to **Tonya Ingle, a single woman**, whose post office address is **19235 Tonkawan Road, Apple Valley, CA 92307**, of the County of Brevard, State of Florida, Grantee:

Witnesseth, that said Grantors, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantors in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in Brevard, Florida, to-wit:

Lot 28, Block E, Capron Ridge Phase Four, according to the plat thereof, recorded in Plat Book 52, Page(s) 98 and 99, of the Public Records of Brevard County, Florida.

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

Subject to taxes for 2018 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.


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

And Grantors hereby covenant with the Grantee that the Grantors are lawfully seized of said land in fee simple, that Grantors have good right and lawful authority to sell and convey said land and that the Grantors hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

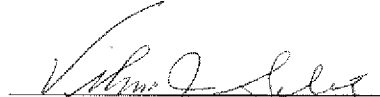
In Witness Whereof, Grantors have hereunto set Grantors' hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

WITNESS Candice Estabrook


James P. Schmitz

WITNESS Paul MATCHETT


Vilma Schmitz

WITNESS Candice Estabrook

WITNESS Paul MATCHETT

STATE OF FLORIDA
COUNTY OF BREVARD

The foregoing instrument was acknowledged before me this 10th day of September, 2019, by James P Schmitz and Vilma Schmitz.

Signature of Notary Public
Print, Type/Stamp Name of Notary

Personally Known: _____ OR Produced Identification: X
Type of Identification _____
Produced: Valid Photo ID

