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Prepared Under the Supervision of:

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Record and Return to:

Waternview Title Services, LLC
1165 N. Highway A1A, Suite A
Indialantic, FL 32903
(Telephone: 321-984-8990)
(File No.: W-219055)

WARRANTY DEED

THIS INDENTURE, made effective **October 22, 2019** between **Mathew Shlapack A/K/A Matthew Shlapack and Sandra Shlapack, husband and wife**, whose post office address is 7226 Chelsea Harbour Drive, Orlando, FL 32829, GRANTOR*, and **John D. Antal and Jacquelyn E. Antal, husband and wife**, whose post office address is 160 Mar Len Drive, Melbourne Beach, FL 32951, GRANTEE*.

WITNESSETH, that said GRANTOR for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration to said GRANTOR 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, to-wit:

Lot 6, DUNE CREST SUBDIVISION, according to the plat thereof recorded in Plat Book 19, Page 133, of the Public Records of Brevard County, Florida.

PARCEL IDENTIFICATION NUMBER: 28-38-28-03-*-6

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.

Subject to the aforesaid Plat, restrictions, reservations, easements and limitations of record, if any, provided that this shall not serve to reimpose same, zoning ordinances, and taxes for the current year and subsequent years.

And said GRANTOR does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

*"GRANTOR" and "GRANTEE" are used for singular or plural, as context requires.

WARRANTY DEED – Continued

IN WITNESS WHEREOF, GRANTOR has hereunto set GRANTOR'S hand and seal the day and year first above written.

Signed, sealed and delivered
in the presence of:

Isaiah Smith
Signature of Witness #1

Isaiah Smith
Printed Name of Witness #1

M. Dwayne Smith
Signature of Witness #2

M. Dwayne Smith
Printed Name of Witness #2

(Signature) (Seal)
GRANTOR: Mathew Shlapack
A/K/A Matthew Shlapack

(Signature) (Seal)
GRANTOR: Sandra Shlapack

State of FLORIDA

County of Orange

The foregoing instrument was acknowledged before me on October 21, 2019, by Mathew Shlapack A/K/A Matthew Shlapack and Sandra Shlapack, husband and wife, who is/are ☐ personally known or ☒ produced Flora Dim Lian as identification.

(Signature)
Notary Public, State of Florida

Notary Seal:

My Commission Expires: 8/29/2021

