

Prepared by:  
Peninsula Title Services, LLC  
4888 Babcock Street NE  
Palm Bay, Florida 32905

File Number 21-42090

Parcel ID Number 29-37-29-GS-879-2

## Warranty Deed

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Made this \_\_\_\_ day of April, 2021, A.D. By **ANDO BUILDING CORPORATION, a Florida corporation**, hereinafter called the grantor, to **ADD REALTY, INC, a Rhode Island corporation**, whose address is: 259 Mount Hope Street, North Attleboro, Massachusetts 02760, hereinafter called the grantee.

(Whenever used herein the term "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 Ten Dollars, (\$10.00) 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, Florida, viz:

Lot 2, Block 879, Port Malabar Unit Twenty Two, according to the plat thereof, as recorded in Plat Book 16, Pages 9 through 18, inclusive, of the Public Records of Brevard County, Florida

**Subject to restrictions, reservations and easements of record, governmental authority, if any and taxes for the year 2021 and subsequent years.**

**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; that the grantor 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.

**In Witness Whereof**, the said grantor has signed and sealed these presents the day and year first above written

*Signed, sealed and delivered in our presence:*

FIRST WITNESS  
Printed Name \_\_\_\_\_

SECOND WITNESS  
Printed Name \_\_\_\_\_

State of Florida  
County of Brevard

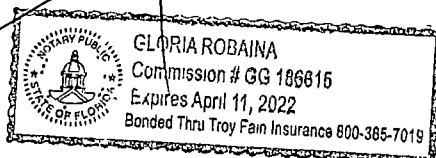
**ANDO BUILDING CORPORATION, a Florida corporation**

By: **Andre J. Dorawa, Sr., President**

Address 389 Sebastian Blvd, Sebastian, Florida 32958

Notary Public

My commission expires:



30 The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, on this \_\_\_\_ day of April, 2021, by, **ANDRE J. DORAWA, SR.**, President of **ANDO BUILDING CORPORATION, a Florida corporation**, who is personally known to me or who did produce \_\_\_\_\_ as identification.