

PREPARED BY & RETURN TO  
Name: Renee Wiebelt, Renee@theclosingplace.com



Address: 2194 Highway A1A, Ste 105  
Indian Harbour Beach, FL 32937  
File No. TCP-2203013RW

Parcel No.: 29-37-32-GT-1106-16, 29-37-32-GT-1110-15

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

This WARRANTY DEED, made the 22nd day of April, 2022, by CAMSA LLC, a Florida Limited Liability Co, hereinafter called the Grantor, to ARTURO BARCELONA CUSTOM HOMES, LLC, a Florida Limited Liability Company having its principal place of business at 6526 Old Brick Rd., Ste 120-26, Windermere, FL 34786, hereinafter called the Grantee:

WITNESSETH: That the Grantor, for and in consideration of the sum of \$10.00 and other valuable consideration, receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantee all that certain land situate in County of Brevard, State of Florida, viz:

Lot 16, Block 1106, Port Malabar Unit Twenty Three, according to the map or plat thereof, as recorded in Plat Book 16, Page(s) 19 through 28, inclusive, of the Public Records of Brevard County, Florida.

and

Lot 15, Block 1110, Port Malabar Unit Twenty Three, according to the map or plat thereof, as recorded in Plat Book 16, Page(s) 19 through 28, inclusive, of the Public Records of Brevard County, Florida.

TOGETHER WITH all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

THE ABOVE-DESCRIBED PROPERTY IS NOT THE CONSTITUTIONAL HOMESTEAD OF THE GRANTOR, NOR IS IT CONTIGUOUS TO SUCH.

SUBJECT TO TAXES FOR THE YEAR 2022 AND SUBSEQUENT YEARS, RESTRICTIONS, RESERVATIONS, COVENANTS AND EASEMENTS OF RECORD, IF ANY.

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

And the Grantor hereby covenants with the 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 that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever. Grantor further warrants that said land is free of all encumbrances, except as noted herein and except taxes accruing subsequent to December 31, 2021.

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:

Rhonda L. Arsenault  
Witness #1 Signature  
Printed Name: Rhonda Arsenault

Renee Wiebelt  
Witness #2 Signature  
Printed Name: Renee Wiebelt

CAMSA LLC, a Florida Limited Liability Company

By: [Signature] L.S.  
Name: Cassidy Marks, Manager  
Address: 555 Norwood Ct., Satellite Beach, FL 32937

STATE OF FLORIDA  
COUNTY OF BREVARD

The foregoing instrument was acknowledged before me, Physical presence or Online notarization, this 22 day of April, 2022, by CASSIDY MARK, MANAGER OF CAMSA LLC who is personally known to me or who has produced [Signature] as identification.

Rhonda L. Arsenault  
Signature of Notary  
Printed Name:  
My commission expires:

( Seal )

