

Prepared by:  
AMZ TITLE, LLC  
Alexandra Martinez  
6402 East Fowler Avenue  
Tampa, FL 33617

Record and Return to:  
AMZ TITLE, LLC  
6402 East Fowler Avenue  
Tampa, FL 33617

File No.: 22-3406A  
Tax Account Number: 2902063  
Property: 377 Trilby Road Southwest, Palm Bay, FL

## WARRANTY DEED

This Warranty Deed made this **21st day of April, 2022**, by and between **Marshall Property Holding, LLC, a Wyoming Limited Liability Company**, hereinafter called the Grantor, whose post office address is **1309 Coffeen Avenue, Suite 1200, Sheridan, WY 82801**, and **ARVM 5, LLC, a Delaware Limited Liability Company**, hereinafter called the Grantee, whose mailing address is **5001 Plaza on the Lake, Suite 200, Austin, TX 78746**.

WITNESSETH, that the Grantor, for and in consideration of the sum of \$10.00 (Ten and 00/100 Dollars) and other valuable consideration, the receipt whereof is hereby acknowledged, hereby grants, bargains, and sells unto the Grantee, and Grantee's successors, heirs, and assigns forever, all that parcel of land in the County of **Brevard**, State of **Florida**, to wit:

**LOT 13, BLOCK 1016, PORT MALABAR UNIT TWENTY, A SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGES 129 THROUGH 139, INCLUSIVE, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.**

TOGETHER with all of 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 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 this land; that the Grantor hereby fully warrants the title to the land and will defend the same against the lawful claims of all persons whomsoever; and that the land is free of all encumbrances, except taxes accruing subsequent to December 31, **2022**, and restrictions, covenants, and easements of record.

IN WITNESS WHEREOF, the Grantor has caused these presents to be executed in its name and its corporate seal to be hereunto affixed by its proper officers thereunto duly authorized, the day and year first above written.

Jeff Clabaugh  
WITNESS  
PRINT NAME: Jeff Clabaugh

Kay C. Burdick  
WITNESS  
PRINT NAME: Kay C. Burdick

Marshall Property Holding, LLC, a  
Wyoming Limited Liability Company

By: Nathan Turner, member  
Nathan Turner, Member

STATE OF Pennsylvania  
COUNTY OF Cumberland

The foregoing instrument was acknowledged before me by means of ( ) physical presence or ( ) online notarization this 21st day of April, 2022 by Nathan Turner, Member of Marshall Property Holding, LLC, a WY Limited Liability Company, on behalf of the Limited Liability Company.

Taryn M. Yohn  
Signature of Notary Public Taryn M. Yohn  
Print, Type/Stamp Name of Notary

Personally known: \_\_\_\_\_  
OR Produced Identification: ✓

Type of Identification Produced: Passport

