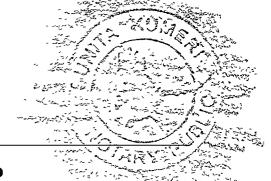
CFN 2022139124, OR BK 9523 Page 998, Recorded 06/03/2022 at 09:03 AM Rachel M Sadoff, Clerk of Courts, Brevard County Doc. D: \$0.70

Prepared by

J SCOTT LANFORD, Esq 3159 Alzante Ctr , Suite 102 Melbourne, FL 32940 (321) 728-9898

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SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED made this a day of APRIL, 2022, between MOHAMMED AFZAL KHAN, a married man, whose post office address is 159 Hicks Farm Rise, High Wycombe, Buckinghamshire, HP13 7SQ UK ("Grantor"), to SALMAN KHAN AFZAL, a married man, whose post office address is 159 Hicks Farm Rise, High Wycombe, Buckinghamshire, HP13 7SQ UK ("Grantee").

WITNESSETH:

That said Grantor, for and in consideration of the sum of TEN (\$10.00) DOLLARS, and other good and valuable considerations 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 lands, situate, lying and being in BREVARD County, Florida, to-wit:

Lot 12, Block 2659, PORT MALABAR UNIT FIFTY, according to the plat thereof as recorded in Plat Book 23, Pages 4-21, Public Records of Brevard County, Florida.

THIS DOCUMENT HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE EXAMINATION AND THEREFORE NO REPRESENTATIONS OR WARRANTIES ARE BEING EXPRESSED EITHER EXPRESSLY OR IMPLIEDLY BY J. SCOTT LANFORD, ESQ.

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 claiming by, through, or under the Grantor, but against none other.

IN WITNESS WHEREOF, Grantors have hereunto set their hands and seals the day and year first above written.

Witnesses as to both:

Sign name here:

print name here:

M. a. Khar

MOHAMMED AFZAL KHAN

Sign name here:

print name here:

Celina Pires

COUNTRY OF ENGLAND - WALES

COUNTY BERKHIRE

The foregoing instrument was acknowledged before me this **8 APRIL 2022**, by

otary Pub

MOHAMMED AFZAL KHAN, who produced BRITCH PASSPORT

as identification

to me.

268 Bath Road Slough, Berkshire SL1 4DX UK

SUNITA KUMERI NOTARY PUBLIC ENGLAND AND WALES