

This document prepared by and to be returned to:

STEPHEN E. SPIRA, ESQ.

SPIRA LAW GROUP

4865 N. Wickham Rd., Suite 106

Melbourne, FL 32940

Parcel ID # 28-37-04-26-7-31

QUIT CLAIM DEED

THIS QUIT CLAIM DEED executed the 25th day of May, 2022, by and between **SHARON O. JACOBS and HENRY B. JACOBS, wife and husband**, , whose address is 1700 Winding Ridge Circle, Palm Bay, FL 32909 and **DOROTHY S. OGAR, a married woman**, whose address is 5 Smith St., Shelter Island, NY 11964 (collectively referred to as "GRANTORS"), to **MARIAH BADER and ORON BADER, wife and husband**, whose post office address 350 Vesta Circle, Melbourne, FL 32901 (collectively referred to as "GRANTEES").

(Wherever used herein, the terms "GRANTORS" and "GRANTEES" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

Witnesseth, that the GRANTORS, for and in consideration of the sum of Ten Dollars and No/100 (\$10.00), in hand paid by the said GRANTEES, the receipt whereof is hereby acknowledged, do hereby remise, release, and quit-claim unto the GRANTEES forever, all the right, title, interest, claim and demand which the said GRANTORS have in and to the following described lot, piece or parcel of land, situate, lying and being in the County of Brevard, State of Florida, to wit:

Lot 31, Block 7 of Magnolia Replat, according to the plat thereof, as recorded in Plat Book 10, Page(s) 44, of the Public Records of Brevard County, Florida.

Street Address: 350 Vesta Circle, Melbourne, FL 32951

The property conveyed herein is not the constitutional homestead of the Grantor Dorothy S. Ogar.

The constitutional homestead of Dorothy S. Ogar is: 5 Smith Street, Shelter Island, NY 11964.

This deed was prepared without a review or examination of the title to the above-described property and no opinions or representations are being made either expressly or impliedly Stephen E. Spira, Esquire, or Spira Law Group, P.A.

To Have and to Hold, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said GRANTORS, either in law or equity, to the only proper use, benefit and behoof of said GRANTEES forever.

(SIGNATURE PAGE TO FOLLOW)

In Witness Whereof, the said GRANTORS have signed and sealed these presents the day and year first above written.

Signed in the presence of:

Print Name: Maerilu H. Wooley
 Witness #1 (as to both) Maerilu H. Wooley

Sharon O. Jacobs
 SHARON O. JACOBS

Print Name: Stephen E. Spira
 Witness #2 (as to both) STEPHEN E. SPIRA

Henry B. Jacobs
 HENRY B. JACOBS

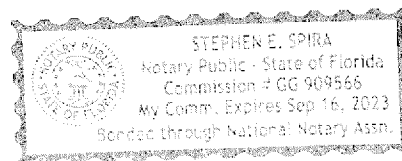
STATE OF FLORIDA
 COUNTY OF BREVARD

The foregoing instruction was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 25 day of May, 2022, by **SHARON O. JACOBS and HENRY B. JACOBS, wife and husband**, who are personally known to me or who have produced FL DL as identification.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal this 25 day of May, 2022.

Stephen E. Spira
 NOTARY PUBLIC

My commission expires:



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

Signed in the presence of:

Linda D. Cass
Print Name: LINDA D. CASS
Witness #1

Dorothy S. Ogar
DOROTHY S. OGAR

Amber Wilson
Print Name: Amber Wilson
Witness #2

STATE OF New York
COUNTY OF Suffolk

The foregoing instruction was acknowledged before me by means of [☒] physical presence or [☐] online notarization, this 27 day of May 2022, by **DOROTHY S. OGAR, a married woman**, who is personally known to me or ~~who has produced~~ as identification.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal this 27 day of May, 2022.

Robert A. Mazzaferro
NOTARY PUBLIC

ROBERT A MAZZAFERRO
NOTARY PUBLIC - STATE OF NEW YORK
NO. 01MA6207376
QUALIFIED IN SUFFOLK COUNTY
COMMISSION EXPIRES JUNE 15, 2025

My commission expires: