

**This instrument was prepared without examination of title.**

Return to: Mary Vlasak Snell, Esq.

Name: Pavese Law Firm

This instrument was prepared by: Mary Vlasak Snell, Esq.

Name **PAVESE LAW FIRM**

Address **1833 Hendry Street**

**Post Office Box 1507**

**Fort Myers, FL 33902**

**Parcel ID # 29-37-29-GS-913-10**

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**WARRANTY DEED  
(STATUTORY FORM - SECTION 689.02, F.S.)**

**THIS INDENTURE**, made this 11 day of October, 2023, between **DURL ANDERSON**, also known as **Durl W. Anderson**, an unremarried widower, whose post office address is P.O. Box 483, Ashkum, IL 60911, hereinafter called the grantor\*, and **DURL W. ANDERSON**, as Trustee of the **DURL W. ANDERSON TRUST** dated the 11th day of September, 2023, with full power and authority to protect, conserve, sell, lease, encumber or otherwise deal with the real property described herein, all as provided in Florida Statute 689.073, whose post office address is P.O. Box 483, Ashkum, IL 60911, hereinafter called the grantee\*.

**WITNESSETH** that said grantor, for and in consideration of the sum of **TEN AND NO/100 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 land, situate, lying and being in Brevard County, Florida, to-wit:

**Lot 10, Block 913, Unit 22, PORT MALABAR, Plat Book 16, Page 9 of the  
Public Records of Brevard County, Florida.  
Parcel ID # 29-37-29-GS-913-10  
More commonly known as: 936 Palo Alto Street SE, Palm Bay, FL 32909**

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.

**SUBJECT TO** covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the current year and subsequent years; and to applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any,

**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 lawful claims of all persons whomsoever.

\*"Grantor" and "grantee" are used for singular or plural, as context requires.

IN WITNESS WHEREOF, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Andrea Beyke  
witness #1 signature

Andrea Beyke  
witness #1 printed name

Durl Anderson  
DURL ANDERSON

Kristin B. Golden  
witness #2 signature

KRISTIN B. GOLDEN  
witness #2 printed name

STATE OF ILLINOIS  
COUNTY OF CHAMPAIGN

The foregoing instrument was acknowledged before me, by means of physical presence, this 11 day of October, 2023, by DURL ANDERSON, who ☐ is personally known to me or ☒ provided drivers License as identification, and who did not take an oath.

Andrew Ciaccio  
Printed Name: Andrew Ciaccio  
Notary Public, State of Illinois  
My Commission No.:  
My Commission Expires: 1-25-2027

