

Name ALBERT H DALLUGE and ALICE B DALLUGE
Address 4257 Mount Carmel Lane, Melbourne, Florida 32901
The Instrument Prepared by NADEAN C GREGOR
Name Atlantic Nonlawyer Services, Inc
Address 1592 North Highway A1A, Satellite Beach, Florida 32937
Parcel ID

WARRANTY DEED

Made the 11th day of January, 2010 by ALBERT H DALLUGE and ALICE B. DALLUGE, Trustees and the Successor Trustees of "THE DALLUGE FAMILY REVOCABLE LIVING TRUST" U/T/D November 15, 2006, first party, hereinafter called the grantors to ALBERT H DALLUGE and ALICE B DALLUGE, husband and wife, with full power and authority to protect and conserve, to sell, lease, encumber or otherwise dispose of the real property herein conveyed, whose post office address 4257 Mount Carmel Lane, Melbourne, Florida 32901, hereinafter called the grantees, Second Party:

WITNESSETH, that the grantor for and in consideration of the sum of TEN-----(\$10.00) Dollars and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens remises, releases, conveys and confirms unto the grantee all that certain land situate in Brevard County, State of Florida, viz:

LOT 16, BLOCK C, EAGLE LAKE, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 43, PAGE 55, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA

THIS IS THE HOMESTEAD OF ALBERT H. DALLUGE and ALICE B DALLUGE

THE TITLE TO THIS PROPERTY HAS NOT BEEN EXAMINED BY THE PREPARER OF THIS INSTRUMENT AND NO WARRANTIES OR REPRESENTATIONS ARE MADE BY THE PREPARER OF THIS INSTRUMENT AS TO THE MARKETABILITY OF TITLE TO THE SUBJECT PROPERTY

SUBJECT to taxes for the current year and subsequent years, and easements and restrictions of record, if any, however this reference shall not serve to reimpose same

TOGETHER, with all the tenements, hereditaments and appurtenance thereto belonging or in otherwise 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 said land, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever, and that said land is free of all encumbrances, except taxes for the current year and subsequent years, restrictions, limitations, covenants, and easements of record, if any

IN WITNESS WHEREOF, the said has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of

<u>Victoria C. Pizzola</u> Witness Signature	<u>VICTORIA C. PIZZOLA</u> Print Name	<u>Albert H. Dalluge</u> Grantor Signature
<u>Nadean C. Gregor</u> Witness Signature	<u>NADEAN C. GREGOR</u> Print Name	ALBERT H DALLUGE 4257 Mount Carmel Lane Melbourne, Florida 32901

<u>Victoria C. Pizzola</u> Witness Signature	<u>VICTORIA C. PIZZOLA</u> Print Name	<u>Alice B. Dalluge</u> Grantor Signature
<u>Nadean C. Gregor</u> Witness Signature	<u>NADEAN C. GREGOR</u> Print Name	ALICE B. DALLUGE 4257 Mount Carmel Lane Melbourne, Florida 32901

STATE OF FLORIDA
COUNTY OF BREVARD

The foregoing instrument was acknowledged before me this 11th day of January, 2010, by ALBERT H DALLUGE and ALICE B. DALLUGE, who have produced FLID as identification and who did take an oath.

Witness my hand and official seal in the County and State listed above this 11th day of January, 2010.

Nadean C. Gregor
Notary Public

