

Prepared by and return to:  
Elizabeth Taylor  
OCP Title, LLC  
11 N. Summerlin Avenue  
Suite 215  
Orlando, FL 32801

File Number: 149666

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## Special Warranty Deed

This Special Warranty Deed made this 4th day of November, 2014, between Secretary of Housing and Urban Development, whose post office address is 40 Marietta Street, Atlanta, GA 30303, grantor, and Mukesh Aggarwal, a married person, whose post office address is 1045 N. Courtenay Blvd., Merritt Island, FL 32952, grantee:

(Whenever used herein the terms grantor and grantee include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) 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 the Brevard County, Florida, to-wit:

Unit No.1, Building C, Treasure Coast Harbour Villas, a Condominium according to the Declaration of Condominium thereof recorded in Official Records Book 5741, page 5541, of the Public Records of Brevard County, Florida, and all amendments thereto, together with its undivided share in the common elements.

Parcel Identification Number: 24-37-31-00-00021.O-0000.00

\*See attached exhibit B

**SUBJECT TO TAXES FOR THE YEAR 2014 AND SUBSEQUENT YEARS, RESTRICTIONS, RESERVATIONS, COVENANTS AND EASEMENTS OF RECORD, IF ANY.**

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantors hereby covenant with said grantee that the grantors is lawfully seized of said land in fee simple; that the grantors has good right and lawful authority to sell and convey said land, and hereby warrant the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under the said grantors.

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:

Secretary of Housing and Urban Development

[Signature]  
Witness Name: Khon Smith

[Signature]  
By Delegate by Resolution  
\*See exhibit A

[Signature]  
Witness Name: [Signature]

State of GA  
County of County Clayton

The foregoing instrument was acknowledged before me this 31<sup>st</sup> October 2014 day of November, 2014 by Denika Adams Love of SECRETARY OF HOUSING AND URBAN DEVELOPMENT, on behalf of the Corporation, who ☒ is personally known to me or ☐ has produced \_\_\_\_\_ as identification.  
*\* delegate by Resolution*

SUKI WILLIAMS  
CLAYTON COUNTY GEORGIA  
NOTARY PUBLIC  
MY COMMISSION EXPIRES  
JUNE 20TH 2016

[Signature]  
Notary Public  
Printed Name: Suki Williams  
My Commission Expires: 6/20/2016

## Exhibit A

U. S. Department of Housing and Urban Development  
 Atlanta Homeownership Center  
 40 Marietta Street  
 Atlanta, Georgia 30303-2806  
 (800) CALLFHA or (800) 225-5342



May 8, 2014

PEMCO, LTD.  
 7000 Central Parkway  
 Suite 800  
 Sandy Springs, GA 30328

Dear Mr. Yamamoto:

SUBJECT: Delegation of Authority for Contract Area 1A  
 PEMCO – Asset Manager

In accordance with the Redelelegation of Authority dated July 18, 2005, and executed by the Assistant Secretary for Housing-Federal Housing Commissioner, the authority to execute all documents necessary in connection with the management and sale of residential real property acquired by HUD under its insured mortgage programs, including the authority to execute, acknowledge, seal, and deliver any agreements of sale, special warranty deeds, form HUD-1 Settlement Statements, and any other instrument that may be necessary in connection with property management and sales on behalf of the Department, is hereby delegated to:

<u>Name of Authorized Employee</u>	<u>Title</u>
John H. Yamamoto	Chairman, CEO
Kim Shannon	Director of HUD Operations
Nancy K. Ishii	Quality Control Manager
Shannon Judd	Project Manager 1A
Renee Dona	Alternate Project Manager 1A
Marcia Toms	Alternate Project Manager 2A
Velicia Williams	Sales Contract Manager
Sharon Lee	Closing Team Lead
Suki Williams	Closing Manager
Larry Sanders	Contract Specialist
Genia Ardrey	Vendor Manager
Tina Walker	Contracts Team Lead
Vanessa Fulton	Bid Administrator
Tiffany Ouslet	Valuation Specialist
Tanna Ware	Accounting Team Lead
Edrice Hairson	Accounting Specialist
Ursula Jefferson	Tax Specialist
Saisha Silmon	HUD-1 Reviewer
Nicholas Rice	Closing Specialist
Joyce King	Closing Specialist

Tristan Black  
Nicole Freeman  
Austin Trizzino  
Jonathan Quao  
Ashley Davis  
Camilla Adams  
Keyana Marshall  
Ray Muhammad  
Kham Sinthavy

IT/Imaging Manager  
Accounting Specialist  
Closing Specialist  
Closing Specialist  
Contract Specialist  
Closing Specialist  
Closing Specialist  
Appraisal Team Lead  
Closing Specialist

Effective with the date of this letter, the delegated authority granted in this document shall commence and be in full force and effect. Such delegated authority shall remain in full force and effect until May 31, 2015, unless otherwise terminated in writing by the execution and delivery of an instrument revoking the authority hereby granted.

Sincerely,

A handwritten signature in black ink, appearing to read "N. Daniel Rogers III". The signature is fluid and cursive, with a large, stylized "N" at the beginning and a long, sweeping underline.

N. Daniel Rogers III  
Director  
Atlanta Homeownership Center

Exhibit B



October 5 2014

250 North Banana River Drive (office)  
Merritt Island Fl 32952  
Phone and Fax (321) 452-1797

Treasure Coast Harbour Villas Condominium Association Inc, by its Board of Directors, does give approval to **MUKESH AGAARWAL**, to acquire title to the following condominium unit:

**Unit C-1**, **Treasure Coast Harbour Villas Condo** as described in ORB 5741 page 5541 and ammendments thereto, public records of Brevard County together with an undivided 0.750 % interest in the common element thereto.

Treasure Coast Harbour Villas Condo Association, Inc.

By

A handwritten signature in cursive script, appearing to read "Larry Irmingher", is written over a horizontal line.

Mr. Larry Irmingher  
President / For Board of Directors  
Treasure Coast Harbour Villas Condominium  
250 N Banana River Drive (Office)  
Merritt Island Fl 32952