

Prepared By:

SingleSource Property Solutions
333 Technology Drive, Suite 102
Canonsburg, PA 15317

When recorded mail to:

Henry Roscoe Bracewell
181 Roscoes Farm LN
Creston, WV 26141

Parcel ID No.: 13-12-28-1800-00800-0180

Purchase Price Paid: \$20,000.00

Other Consideration: \$ 0.00

Documentary Stamp Tax: \$ 140.00

Special Warranty Deed

THIS SPECIAL WARRANTY DEED is made on February 19, 2014, by Nationstar Mortgage LLC D/B/A Champion Mortgage Company, whose address is 350 Highland Drive Lewisville, TX 75067 (herein, "Grantor"), to Henry Roscoe Bracewell, A Single Man, whose address is 181 Roscoes Farm LN Creston, WV 26141 (herein, "Grantee").

GRANTOR, in consideration of Twenty Thousand Dollars and 00/100 (\$20,000.00) and other valuable consideration, receipt of which is hereby acknowledged, hereby conveys to Grantee, all of Grantor's interest in and to the following described real property located in the County of Flagler, State of Florida:

SEE EXHIBIT A ATTACHED HERETO.

Property street address: 1287 HAZELNUT ST BUNNELL, FL 32110

TOGETHER WITH all of the easements, rights, privileges and appurtenances thereto belonging and all of the estate, right, title, interest and claim, either at law or in equity, of Grantor of, in, to or out of such real property.

TO HAVE AND TO HOLD the above-described real property in fee simple with all appurtenances and for the purposes set forth herein, subject to all matters of record, if any. Grantor hereby fully warrants title to said property and will defend the same against the lawful claims of all persons claiming by and through Grantor.

IN WITNESS WHEREOF, Grantor signed and sealed this Special Warranty Deed on the date first above written.

Witnesses:

Grantor:

[Signature]
 Witness #1 signature

Sharon Green
 Printed name of witness #1

[Signature]
 Witness #2 signature

KAY VELTON
 Printed name of witness #2

Nationstar Mortgage LLC D/B/A Champion
 Mortgage Company, By Its Attorney In Fact
 SingleSource Property Solutions LLC

By: [Signature]

Printed Name: Sylvia Williams

Title: Closing Coordinator

STATE OF Pennsylvania
 COUNTY OF Washington

This instrument was acknowledged before me on February 19, 2014, by

Sylvia Williams, as Closing Coordinator of SingleSource Property Solutions, as attorney in fact for
 Nationstar Mortgage LLC D/B/A Champion Mortgage Company, ☒ who is personally known to me or

[] who has produced _____ identification

[Affix Notary Seal]

[Signature]
 SIGNATURE OF NOTARY PUBLIC
 My commission expires: 9/4/17

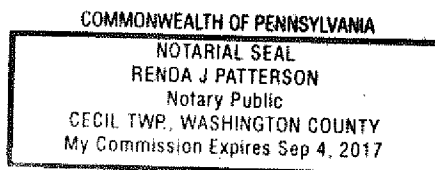


EXHIBIT A

The following property in Flagler County, Florida:

Lot 18, Block 80, Daytona North, according to the map or plat thereof as recorded in Plat Book 10, Pages 1-15, Public Records of Flagler County, Florida. Together with that certain 1984 show double wide mobile home. Florida Title Number 40531894 and Identification Number SHS2GWA25847059A and Florida Title Number 40536176 and Identification Number SHS2GWA25847059B.

This property is not the homestead real property of Grantor.

MAIL FUTURE TAX STATEMENT TO:

Henry Roscoe Bracewell
181 Roscoes Farm LN
Creston, WV 26141