

Prepared by:
Billie Jo J. Kaler
Realty Pro Title
1275 West Granada Boulevard, Suite 5A
Ormond Beach, Florida 32174

File Number: 152031

General Warranty Deed

Made this April 9, 2015 A.D. By Edward Campana, an unmarried man and Stephanie Campana KNA Stephanie Judy, an unmarried woman, whose address is: 618 Cumberland Drive, Flagler Beach, Florida 32136, hereinafter called the grantor, to Ralph J. Santore III, and Jennifer M. Santore, husband and wife, whose post office address is: 618 Cumberland Dr, Flagler Beach FL 32136, hereinafter called the grantee:

(Whenever used herein the term "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)

Witnesseth, that the grantor, for and in consideration of the sum of Ten Dollars , (\$10.00) 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 Flagler County, Florida, viz:

Lot 6, Block 30, Morningside Subdivision, Unit 3, according to the Plat thereof, recorded in Map Book 5, Page(s) 16, of the Public Records of Flagler County, Florida.

Parcel ID Number: 19-12-32-4550-00300-0060

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 grantor hereby covenants with said 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; that the grantor hereby fully 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 accruing subsequent to December 31, 2014.

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

Signed, sealed and delivered in our presence:

Kathleen Keupbach
Witness Printed Name Kathleen Keupbach

Buzzy Porter
Witness Printed Name Buzzy Porter

Edward Campana
Edward Campana
Address: 618 Cumberland Drive, Flagler Beach, Florida 32136

Stephanie Campana KNA Stephanie Judy
Stephanie Campana KNA Stephanie Judy
Address:

State of Florida
County of Volusia

The foregoing instrument was acknowledged before me this 9th day of April, 2015, by Edward Campana, an unmarried man and Stephanie Campana KNA Stephanie Judy, an unmarried woman, who is/are personally known to me or who has produced Drivers License as identification.

Notary Public
Print Name:
My Commission Expires:

