

Prepared by and return to:  
Title Chain, Inc.

One Armand Beach Drive, Suite 2C  
Palm Coast, Florida 32137

File Number: 698  
Folio Number: 0711317012000301450

## General Warranty Deed

Made this February 28, 2011 A.D. By **Robert Longo, single, and Nyree D. Longo, single**, hereinafter collectively called the grantor, to **Rafael E. Rivera and Maria Cecilia Rivera, husband and wife**, whose post office address is: 168 Beechwood Lane, Palm Coast, FL 32137, 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 145, Block 3, BELLE TERRE - SECTION-12, PALM COAST, according to the map thereof, recorded in Plat Book 6, Page 73 (as amended by Instrument recorded in Official Records Book 35, Page 528), Public Records of Flagler County, Florida.

Parcel ID Number: 0711317012000301450

**THE PROPERTY CONVEYED HEREIN IS NOT THE CONSTITUTIONAL HOMESTEAD OF THE GRANTOR, NOR IS IT CONTIGUOUS TO GRANTOR'S RESIDENCE.**

**SUBJECT TO** covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the year 2011 and subsequent years; and all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, 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 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.

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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:

*[Signature]*  
Witness #1 as to Robert Longo  
Witness Printed Name Thomas Villano

*[Signature]*  
Witness #2 as to Robert Longo  
Witness Printed Name JOANNE VILLANO

*[Signature]*  
Witness #1 as to Nyree D. Longo  
Witness Printed Name E.A. Davenport

*[Signature]*  
Witness #2 as to Nyree D. Longo  
Witness Printed Name JOANNE VILLANO

*[Signature]* (Seal)  
**Robert Longo**  
Address: PO BOX 840176, St Augustine, FL 32080

*[Signature]* (Seal)  
**Nyree D. Longo**  
Address: 310 Summer Breeze Way Apt 2101, St Augustine, FL 32086

STATE OF FLORIDA  
COUNTY OF FLAGLER

The foregoing instrument was acknowledged before me this 28 day of February, 2011, by Robert Longo

       personally known to me  
OR  
  X   produced DRIVER LICENSE as identification.

NOTARY PUBLIC-STATE OF FLORIDA  
Joanne Villano  
Commission #DD755635  
Expires: MAR, 19, 2012  
BONDED THRU ATLANTIC BONDING CO., INC.

*[Signature]*  
Notary Public  
Print Name: \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_

STATE OF FLORIDA  
COUNTY OF FLAGLER

The foregoing instrument was acknowledged before me this 25 day of February, 2011, by Nyree D. Longo

       personally known to me  
OR  
  X   produced DRIVER LICENSE as identification.

NOTARY PUBLIC-STATE OF FLORIDA  
Joanne Villano  
Commission #DD755635  
Expires: MAR, 19, 2012  
BONDED THRU ATLANTIC BONDING CO., INC.

*[Signature]*  
Notary Public  
Print Name: \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_