

Prepared by and return to:  
Title Chain, Inc.  
Joanne Villano  
One Armand Beach Drive, Suite 2C  
Palm Coast, Florida 32137

File Number: 1244  
Folio Number: 04-11-31-3019-000S0-0268

### General Warranty Deed

Made this August 31, 2012 A.D. By **Barry Ernst, single**, whose address is: 23 Audubon Lane, Flagler Beach, FL 32136, hereinafter called the grantor, to **Mignon G. Williams**, whose post office address is: 3a Buttonwood Drive, Shrewsbury, NJ 07702, 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:

Unit C268, THE CONDOMINIUMS AT YACHT HARBOR VILLAGE, a condominium according to the Declaration of Condominium thereof, recorded in Official Records Book 1502, Pages 284, Public Records of Flagler County, Florida, and any amendments thereto, together with its undivided share in the common elements.

Parcel ID Number: **04-11-31-3019-000S0-0268**

**SUBJECT TO** covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the year 2012 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.

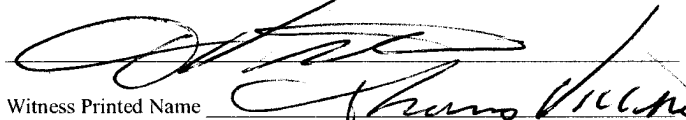
**To Have and to Hold**, the same in fee simple forever.


**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.

**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:

  
\_\_\_\_\_  
Barry Ernst (Seal)  
Address: 23 Audubon Lane, Flagler Beach, FL 32136

  
\_\_\_\_\_  
Witness Printed Name Joanne Villano

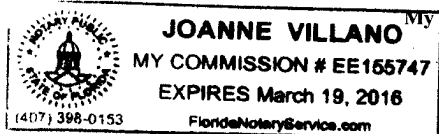
  
\_\_\_\_\_  
Witness Printed Name JOANNE VILLANO

STATE OF FLORIDA  
COUNTY OF FLAGLER

The foregoing instrument was acknowledged before me this 31st day of August, 2012, by Barry Ernst,

\_\_\_\_\_ personally known to me  
OR  
 produced DRIVER LICENSE as identification.

  
\_\_\_\_\_  
Notary Public  
Print Name: \_\_\_\_\_



My Commission Expires: \_\_\_\_\_