

RECORD AND RETURN TO:
This Instrument Prepared by:

Covenant Closing & Title Services, Inc.
4879 Palm Coast Parkway NW
Unit #5
Palm Coast, Florida 32137

as a necessary incident to the fulfillment of conditions
contained in a title insurance commitment issued by it.

Property Appraisers Parcel I.D. (Folio) Number(s):
27-11-31-4893-00000-0330

File No:20140138

WARRANTY DEED

This Warranty Deed Made the 23rd day of May, 2014, by PAUL A. MELE SR. aka PAUL A. MELE, a married man, joined by his wife, DEBRA MELE, hereinafter called the grantor, whose post office address is: 101 Birchwood Drive, Palm Coast, Florida 32137

to PAUL A. MELE SR. and DEBRA MELE, Husband and Wife, hereinafter called the grantee, whose post office address is: 101 Birchwood Drive, Palm Coast, Florida 32137

WITNESSETH: That said grantor, for and in consideration of the sum of \$10.00 Dollars 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 33, PALM COAST PLANTATION PUD, Unit 3, according to map or plat thereof as recorded in Map Book 33, Pages 84 through 90, inclusive, of the Public Records of Flagler County, Florida.

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 2013, reservations, restrictions and easements of record, if any.

(The terms "grantor" and "grantee" herein shall be construed to include all genders and singular or plural as the context indicates.)

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:

Witness #1 Signature: Victoria Letellier Paul A Mele Sr
Witness #1 Printed Name: Victoria Letellier PAUL A. MELE SR. aka PAUL A. MELE

Witness #2 Signature: Misty Hollins Debra Mele
Witness #2 Printed Name: Misty Hollins DEBRA MELE

****TWO DIFFERENT WITNESSES REQUIRED****

STATE OF FLORIDA
COUNTY OF Flagler

The foregoing instrument was acknowledged before me this 23rd day of May, 2014, by PAUL A. MELE SR. aka PAUL A. MELE and DEBRA MELE, who are _____ personally known to me or who have produced driver license(s) as identification.

My Commission Expires:

Victoria Letellier
Notary Public Signature

(Notary Seal)

