

This instrument prepared by:
Name: Robin Ammann
Flagler County Abstract Company
10 Cypress Point Parkway Suite 102
Palm Coast, Florida 32164
FILE NO. S4104
Property Appraisers Parcel Identification Number(s):
03-13-30-0650-000D0-0010 (Master Parcel)

SPACE ABOVE THIS LINE FOR RECORDING DATA

THIS WARRANTY DEED made the 18 day of September, 2018 by

Nell J. Brown and Albert B. Johnston, Jr., Individually and as Co-Trustees of the Revocable Trust Agreement of Ria A. Johnston, dated September 19, 1994, and as amended September 29, 1994, George E. Allen, III, Lila Allen Pontius, Arthur H. Durshimer, III, Georgia L. Durshimer n/k/a Georgia Louise Durshimer Thibodaux, Steven L. Durshimer, and Violet T. Durshimer, Individually and as Trustee of the Trust of Violet T. Durshimer, dated October 24, 2001

whose street address is C/O P.O. Box 245, Bunnell, FL 32110
hereinafter called the grantor*, to

Raymond Kelley Andrews and Whitney Allan Andrews, husband and wife

whose street address is 1 Magnolia Street, Flagler Beach, FL 32136
hereinafter called the grantee*:

(*Wherever used herein the terms "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 AND NO/100 DOLLARS (\$10.00) and other valuable considerations to said grantors in hand paid by said grantees, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, remised, released, conveyed and confirmed unto the grantee and grantee's heirs forever the following described land situate in County of Flagler, State of Florida, to wit:

A parcel of land lying in the Southeast 1/4 of Section 3, Township 13 South, Range 30 East, Flagler County, Florida, being more particularly described in attached Exhibit "A".

GRANTOR WARRANTS THAT THIS IS NOT HOMESTEAD PROPERTY.

SUBJECT TO: MOBILE HOMES ARE PROHIBITED ON SUBJECT PROPERTY.

Together, with all the tenements, hereditaments and appurtenances thereto belonging or in otherwise appertaining. **To Have and to Hold**, the same in fee simple forever.

And the grantor hereby covenants with the 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, and hereby 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 31ST, 2016. **FURTHER SUBJECT TO** Restrictions, Reservations, Covenants, Dedications, Resolutions, Conditions and Easements of record, if any, however this reference shall not operate to reimpose same.

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

Signed, sealed and delivered in the presence of:

Genette H. McKnight
Witness 1 Signature
Genette H. McKnight
Printed or Typed Name

Philip D. Sapientz
Witness 2 Signature
PHILIP D. SAPIENTZ
Printed or Typed Name

See Attached page for Signature and notary
Nell J. Brown, Individually and as Co-Trustee

Albert B. Johnston, Jr.
Albert B. Johnston, Jr., Individually and as Co-Trustee

George E. Allen, III
George E. Allen, III

Lila Allen Pontius
Lila Allen Pontius

see attached page for additional signatures and notary

STATE OF FLORIDA COUNTY OF Flagler

The foregoing instrument was acknowledged before me this 14 day of September, 2018, by Albert B. Johnston, Jr., Individually and as Co-Trustee of the Revocable Trust Agreement of Ria A. Johnston, dated September 19, 1994, and as amended September 29, 1994, George E. Allen, III, Lila Allen Pontius, who is personally or who produced _____ as identification and who did/did not take _____.

Genette H. McKnight
Notary Public
My Commission Expires:

[seal]

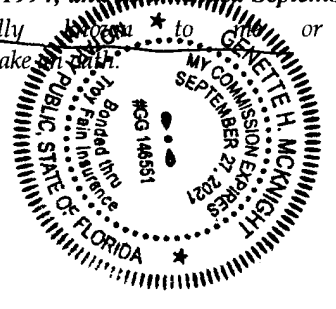


Exhibit "A"
FCAC File S4104

A parcel of land lying in Section 3, Township 13 South, Range 30 East, Tallahassee Meridian, Flagler County, Florida, being a part of Block D, Tract 1 and Tract 12, Bunnell Development Company's Subdivision of Section 3, as recorded at Plat Book 1, Page 1, of the Public Records of Flagler County; being more particularly described as follows:

As a Point of Reference, from the intersection of the East line of Section 3, with the northerly Right of Way of County Road 304, formerly being State Road 304; thence bear N02°26'30"W along the East line of Section 3 a distance of 697.21 feet to the point of beginning; Thence S41°36'27"W departing said East line a distance of 701.12 feet; Thence N48°23'33"W a distance of 262.00 feet; Thence N41°36'27"E a distance of 971.96 feet to the East line of Section 3; Thence S02°26'30"E along the East line of Section 3 a distance of 376.66 feet to the Point of Beginning.

Subject to easements of record per Bunnell Development Company's Subdivision of Section 3 as recorded in Map Book 1, Page 1 of the Public Records of Flagler County, Florida.

Unofficial Copy

CONTINUATION OF WARRANTY DEED
S4104

Signed and Sealed in the presence of:

Genette H. McKnight
Witness 1 Signature

Nell J. Brown
Nell J. Brown, Individually and as Co-Trustee

Genette H. McKnight
Printed or Typed Name

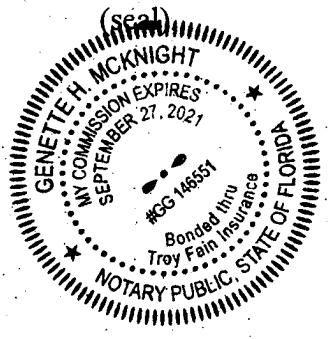
Philip D. Sapienza
Witness 2 Signature

PHILIP D. SAPIENZA
Printed or Typed Name

State of _____
County of _____

The foregoing instrument was acknowledged before me this 31 day of Dec, 2018, by **Nell J. Brown, Individually and as Co-Trustee of the Revocable Trust Agreement of Ria A. Johnston, dated September 19, 1994, and as amended September 29, 1994**, who is personally known to me or has produced _____ as identification and who did/did not take an oath.

Genette H. McKnight
Notary Public
Print Notary Name:
Serial Number:
My Commission Expires:



CONTINUATION OF WARRANTY DEED
S4104

Signed and Sealed in the presence of:

Brandi Dempster
Witness 1 Signature

Georgia Louise Durshimer Thibodaux
Georgia L. Durshimer n/k/a Georgia
Louise Durshimer Thibodaux

Brandi Dempster
Printed or Typed Name

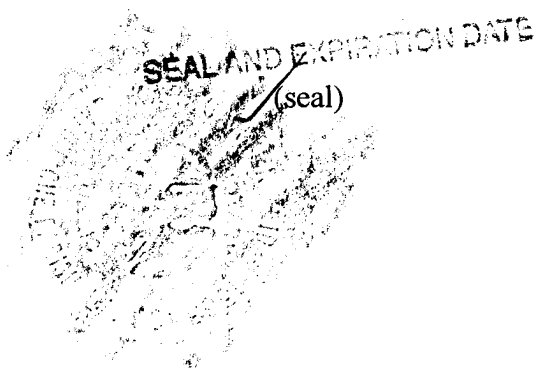
Taylor Chighizola
Witness 2 Signature


Taylor Chighizola
Printed or Typed Name

State of Louisiana
County of Lafourche

The foregoing instrument was acknowledged before me this 12 day of Sept,
2018, by Georgia L. Durshimer n/k/a Georgia Louise Durshimer Thibodaux, who is
personally known to me or has produced La drivers license as
identification and who did/did not take an oath.

Kari Carter
Notary Public
Print Notary Name:
Serial Number:
My Commission Expires: lifetime



 KARI CARTER
Notary Public
Notary ID No. 136350
Lafourche Parish, Louisiana

2 DIRECTORIES

CONTINUATION OF WARRANTY DEED
S4104

Signed and Sealed in the presence of:

✓ Brandi Dempster
Witness 1 Signature

Violet T. Durshimer
Violet T. Durshimer, Individually and as
Trustee of the Trust of Violet T. Durshimer,
dated October 24, 2001

✓ Brandi Dempster
Printed or Typed Name

✓ Taylor Chighizola
Witness 2 Signature

Taylor Chighizola
Printed or Typed Name

State of Louisiana
County of Calcasieu

The foregoing instrument was acknowledged before me this 12 day of Sept,
2018, by **Violet T. Durshimer, Individually and as Trustee of the Trust of Violet T.
Durshimer, dated October 24, 2001**, who is personally known to me or has produced
La drivers license as identification and who did/did not take an
oath.

SEAL AND EXPIRES DATE
(seal)

Kari Carter
Notary Public
Print Notary Name:
Serial Number:
My Commission Expires: lifetime



KARI CARTER
Notary Public
Notary ID No. 136359
Calcasieu Parish, Louisiana

CONTINUATION OF WARRANTY DEED

S4104

Signed and Sealed in the presence of:

✓ Susan Buckley
Witness 1 Signature

✓ Arthur H. Durshimer, III
Arthur H. Durshimer, III

✓ Susan Buckley
Printed or Typed Name

✓ Summer Cooper
Witness 2 Signature

✓ Summer Cooper
Printed or Typed Name

State of FLORIDA
County of MANATEE

The foregoing instrument was acknowledged before me this 12 day of September, 2018, by **Arthur H. Durshimer, III**, who is personally known to me or has produced FL DR LICENSE as identification and who did/did not take an oath.

SEAL AND EXPIRES DATE
(seal)

✓ Susan Buckley
Notary Public
Print Notary Name: Susan Buckley
Serial Number: FF 974437
My Commission Expires: 03/23/2020

Susan Buckley
Notary Public
State of Florida
My Commission Expires 03/23/2020
Commission No. FF 974437

CONTINUATION OF WARRANTY DEED
FCAC File S4104

Signed and Sealed in the presence of:

Amy Goodchild
Witness 1 Signature

Steven L. Durshimer
Steven L. Durshimer

Jennifer Goodchild
Printed or Typed Name

Damian Penedo
Witness 2 Signature

Jamie N Penedo
Printed or Typed Name

State of FL
County of Pasco

The foregoing instrument was acknowledged before me this 14 day of September,
2018, by **Steven L. Durshimer**, who is personally known to me or has produced
FL DL as identification and who did/did not take an
oath.

SEAL AND EXPIRATION DATE
(seal)

Debra A Bullwinkel
Notary Public
Print Notary Name:
Serial Number:
My Commission Expires:

