

Warranty Deed

This Indenture, made , February 8, 2019 A.D.

Between

Harry & Grace, LLC. whose post office address is: 80 PINNACLES DRIVE,
SUITE 600, Palm Coast, Florida 32164 a corporation existing under the laws of the
State of Florida, Grantor and Daniel Lachenman and Jennifer Lachenman,
husband and wife whose post office address is:
60 Surfview Dr. # 508, Palm Coast, FL 32137, Grantee,

Witnesseth, that the said Grantor, for and in consideration of the sum of Two Hundred Ninety Two Thousand dollars & no cents Dollars (\$292,000.00), to it in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said Grantee forever, the following described land, situate, lying and being in the County of Flagler, State of Florida, to wit:

Unit 2606, Building 1, of The Surf Club, Phase I, a Condominium, according to the Declaration of Condominium recorded in Official Records Book 474, Page(s) 1143, and all subsequent amendments thereto, together with its undivided share in the common elements, in the Public Records of Flagler County, Florida.

Subject to taxes for the current year, covenants, restrictions and easements of record, if any.

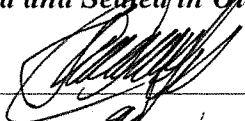
Parcel Identification Number: 3710313731000002606

And the said Grantor does hereby fully warrant 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 caused this instrument to be executed in its name by its duly authorized officer and caused its corporate seal to be affixed the day and year first above written.

Harry & Grace, LLC.

Signed and Sealed in Our Presence:



Witness Print Name: Marina Pastuch

By: Ronald Bathaw

Ron Bathaw
Its: MGRM

By: Francois J. Bathaw

Fran Bathaw
Its: MGRM

Ante Bjejac

Witness Print Name: Renata Bjelajac

State of Florida
County of Flagler

The foregoing instrument was acknowledged before me this 8th day of February, 2019, by Ron Bathaw, the MGRM and Fran Bathaw, the MGRM of Harry & Grace, LLC. A corporation existing under the laws of the State of Florida, on behalf of the corporation. He/She is personally known to me or has produced Driver's License as identification.

Ante Bjejac (Seal)
Notary Public
Notary Printed Name: Renata Bjelajac
My Commission Expires: Dec. 21, 2020

Prepared by:
HANNA ZINGER, an employee of
Agent's Choice Title, LLC.,
5 Utility Drive, Suite 17
Palm Coast, Florida 32137

File Number: 18-1200

