

Prepared by and return to:

Natyia Jimenez  
Giannell Title, LLC  
3343 West Commercial Boulevard  
Suite 100  
Fort Lauderdale, FL 33309  
(954) 449-6896  
File No 21-5973

Parcel Identification No 07-11-31-7028-00590-0200

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## WARRANTY DEED

**This indenture made the 22nd day of October, 2021 between RE Property Holdings, LLC, a Florida Limited Liability Company, whose post office address is 600 Silks Run, 2270, Hallandale Beach, FL 33009, of the County of Broward, State of Florida, Grantor, to Eagle Way, LLC, a Wyoming Limited Liability Company as Trustee of the 79 Porcupine Dr Land Trust dated 09/27/2021, with full power and authority, to protect, conserve, sell, lease, encumber or otherwise manage and dispose of said property pursuant to Florida Statute 689.071 and 689.073, whose post office address is 1718 Capitol Avenue, Cheyenne, WY 82001, of the County of Laramie, State of Wyoming, Grantee:**

**Witnesseth**, that said Grantor, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in Flagler, Florida, to-wit:

**Lot 20, Block 59, of Palm Coast, Section 28, map of Pine Grove, according to the Plat thereof as recorded in Map Book 9, Pages 51 through 66, inclusive, of the Public Records of Flagler County, Florida.**

79 Porcupine Drive, Palm Coast, FL 32164

**Together with** all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**Subject to** taxes for 2021 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

**TO HAVE AND TO HOLD** the same in fee simple forever.

**And** Grantor hereby covenant with the Grantee that the Grantor is lawfully seized of said land in fee simple, that Grantor have good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

In Witness Whereof, Grantor have hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Nailan Parri

WITNESS

PRINT NAME: Nailan Parri's

Amelia Diaz

WITNESS

PRINT NAME: Amelia Diaz

RE Property Holdings, LLC, a Florida Limited Liability Company

By:

Oliver Seidler, Authorized Representative

STATE OF FLORIDA  
COUNTY OF BROWARD

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization this 22nd day of October, 2021 by Oliver Seidler Authorized Representative of RE Property Holdings, LLC, a FL Limited Liability Company, on behalf of the Limited Liability Company.

Amelia Diaz  
Signature of Notary Public  
Print, Type/Stamp Name of Notary



Personally known: \_\_\_\_\_  
OR Produced Identification:   X  

Type of Identification Produced: FLDL

Unofficial Copy