

Prepared by and return to:

**Marc Brown**  
All Florida Title Company  
6400 N. Andrews Avenue, Ste. 510  
Fort Lauderdale, FL 33309  
(954) 566-2200  
File Number: MEB1865

[Space Above This Line For Recording Data]

## Personal Representative's Deed

This Personal Representative's Deed made this 11<sup>th</sup> day of December, 2021 between **Brett Chwick, Personal Representative of the The Estate of Michael Chwick** whose post office address is 12251 NW 6<sup>th</sup> Street, Plantation, FL 33325, grantor, and **William Stear and Kathy Stear, Husband and Wife** whose post office address is 16 Bedford Drive, Palm Coast, FL 32137, grantee:

(Whenever 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, trusts and trustees)

**Witnesseth**, that said grantor, for and in consideration of the sum TEN AND NO/100 DOLLARS (\$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 grantees heirs and assigns forever, the following described land, situate, lying and being in **Flagler County, Florida**, to-wit:

**Lot 56, Sea Colony Phase I, according to the map or plat thereof, as recorded in Plat Book 27, Pages 30 through 39, inclusive, of the Public Records of Flagler County, Florida.**

**Parcel Identification Number: 2010315365000100560**

**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 has good right and lawful authority to sell and convey said land; that the grantor warrants the title to said land for any acts of Grantor and will defend the title against the lawful claims of all persons claiming by, through, or under Grantor.

**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:

*Ronnie E. Quinn*  
Witness  
Printed Name: Louise E. Quinn

*Marc Brown*  
Witness  
Printed Name: Marc Brown

**The Estate of Michael Chwick**

By: *[Signature]*  
Brett Chwick, Personal Representative

State of Florida  
County of Broward

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 17<sup>th</sup> day of December, 2021 by Brett Chwick, Personal Representative of The Estate of Michael Chwick who  is personally known or  has produced a driver's license as identification.

[Seal]

*Louise E Quinn*

Notary Public  
Print Name: \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_



Official Copy

# SEA COLONY HOMEOWNER'S ASSOCIATION, INC.

P.O. Box 354734, Palm Coast, FL 32135-4734

Application For Purchase and Occupancy

(Please type or print)

The Purchaser(s) must complete this application in full. If any items are left blank, the application may be returned without having been processed and/or approved. Occupancy and entry to the Sea Colony Community prior to approval of your application without proof of ownership (copy of deed) is strictly prohibited. This may result in access to the community being denied. **(Copy of Contract must be attached)**

Date: 12-14-21 Lot No.: \_\_\_\_\_ Closing Date: 12-15-21

Seller's Name: \_\_\_\_\_ Sea Colony Address: 16 Bedford Drive

Name of Purchaser(s)(as it will appear on the deed): William + Kathy Stear

Mailing Address, City, State, & Zip: Same  
(if different from Sea Colony address)

Sea Colony Home Phone No.: 407-7880201 Work No.: \_\_\_\_\_

Alternate Contact No.: 407-733-3813 Kathy E-Mail: Kstear@yahoo.com  
407-733-2995 Bill

Who will occupy home. No. of Adults: 3 No. of Children: \_\_\_\_\_

Name: William Relationship: Husband  
Name: Kathy Relationship: Wife  
Name: Juanita Relationship: mother-in-law  
Name: \_\_\_\_\_ Relationship: \_\_\_\_\_

PETS: Yes \_\_\_\_\_ No  Home Many? \_\_\_\_\_ Describe: \_\_\_\_\_

Vehicle Information (needed for vehicle access into community). Need copy of Vehicle Registration on File.

No. of Vehicles: 1  
(notify office of any change) 4 Stickers per lot

	MAKE	MODEL	YEAR	Gweight	COLOR	STATE	TAG #
1)	Ford	Nissan	2015		Black	FL	1644PXC
2)							
3)							
4)							

**Note: Vehicles must be able to fit into your garage with the door closed and weigh less than 1 ton gross vehicle carrying capacity**

In making the forgoing application, I represent to the Board of Directors that the purpose for the Purchase of a home in Sea Colony is as follows: Permanent:  Seasonal: \_\_\_\_\_ Investment \_\_\_\_\_ Other \_\_\_\_\_

I hereby agree for myself and on behalf of all persons who may use the house, which I seek to purchase, that I will abide by the Declarations, By-Laws, and Rules and Regulations.

I (we) acknowledge receipt of a copy of all Homeowner Association Documents and Rules & Regulations.

We the undersigned certify that we have read and understand the Sea Colony HOA Declaration of Covenants and Easements as well as the Rules & Regulations currently in effect.

We further agree to abide by said Covenants, Easements, Rules & Regulations and any and all other Rules and Regulations promulgated by the Association Board of Directors thereof.

Kathy Stear 12-14-21  
Applicant's Signature & Date Signed

William Stear 12-14-21  
Applicant's Signature & Date Signed

Received By: [Signature] Date Received: 12/15/21

Approved By: [Signature] Date Approved: 12/16/21