

**Prepared By and Return To:**  
Coast Title Insurance Agency, Inc.  
15 Cypress Branch Way, Suite 203  
Palm Coast, FL 32164

Order No.: 21-1172

Property Appraiser's Parcel I.D. (folio) Number:  
2110282775000500114

**WARRANTY DEED**

THIS WARRANTY DEED dated January 18, 2022, by William Henry Gatcomb, Jr., whose post office address is P.O. Box 219, Silver Lake, New Hampshire 03875 (the "Grantor"), to Flagler County, a political subdivision of the State of Florida, whose post office address is 1769 E. Moody Blvd., Bldg. #2, Bunnell, Florida, 32110 (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 consideration, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys, and confirms unto the Grantee, all that certain land situated in County of Flagler, State of Florida, viz:

That portion of Section 22, Township 10 South, Range 28 East, Flagler County, Florida, described as follows:

Commence at the Northwest corner of said Section 22; Thence run North 89 Degrees 59 Minutes 29 Seconds East, along the North line of said Section 22, 4165.97 feet; Thence run due South, 2010.42 feet to the Point of Beginning of the hereinafter described parcel of land; Thence continue due South, 330.00 feet; Thence run due East, 165.00 feet; Thence run due North, 330.00 feet; Thence run due West, 165.00 feet to the Point of Beginning.

Less the South 30 feet for road, utility and drainage purposes. Also described as Tract 114 of Unit V of the unrecorded plat of Flagler Estates.

Grantor warrants this is vacant land

Subject to easements, restrictions, reservations and limitations of record, if any.

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: 1/18/2021.

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in presence of:

Madeline Varney  
Witness Signature

Madeline Varney  
Printed Name of First Witness

Riley Cornish  
Witness Signature

Riley Cornish  
Printed Name of Second Witness

William Henry Gatcomb, Jr.  
William Henry Gatcomb, Jr.

**Grantor Address:**  
P.O. Box 219  
Silver Lake, NH 03875

STATE OF ~~FLORIDA~~ NH  
COUNTY OF ~~FLAGLER~~ Carroll

The foregoing instrument was executed and acknowledged before me this 18<sup>th</sup> day of January, 2022, by means of  physical presence or  online notarization, by William Henry Gatcomb, Jr., who is personally known to me or who has provided NH Drivers Lic. 15227052 as id

SEAL

Jeffrey K. McLellan  
Notary Public

