

Prepared by and return to:
Omega National Title Agency, LLC - Jacksonville
Amy L. Williams
8761 Perimeter Park Boulevard
200
Jacksonville, FL 32216
ONTA-24-134

As a necessary incident to the fulfillment of conditions contained in a title insurance Commitment issued by it.

General Warranty Deed

Made this 16th day of August, 2024, by Paul F. Lafalce, an unmarried man, whose mailing address is 4613 College Street Jacksonville, FL 32205 and and Brittany Anderson, an unmarried woman, whose mailing address is P.O. Box 189 Yoncalla, OR 97499; hereinafter referred to as the Grantor(s)", to John Russell Kimbrough, a single man, whose mailing address is 11 Farragut Drive, Palm Coast, FL 32137; hereinafter referred to as the Grantee(s)";

Witnesseth, that the Grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantees, all that certain land situate in Flagler County, Florida, viz:

Lot 56, Block 5, FLORIDA PARK SECTION-1 PALM COAST, according to the plat thereof recorded in Plat Book 5, Page(s) 79, Book 5, Page(s) 86 through 92, inclusive and Book 35, Page(s) 528, of the Public Records of Flagler County, Florida

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 Grantees 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 December 31, 2023.

Prepared by and return to:
Omega National Title Agency, LLC - Jacksonville
Amy L. Williams
8761 Perimeter Park Boulevard
200
Jacksonville, FL 32216
ONTA-24-134

As a necessary incident to the fulfillment of conditions contained in a title insurance Commitment issued by it.

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

Signed, sealed and delivered in our presence:

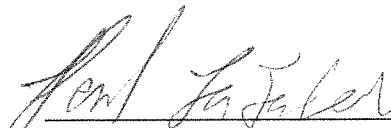
Witnesses:



Signature

Amy L Williams

Print Name




Paul F. Lafalce

Brittany Anderson by Paul Lafalce, her attorney in fact

Brittany Anderson by Paul Lafalce, her attorney-in-fact

8761 Perimeter Park Blvd Suite 200 Jacksonville, FL 32216
Address



Signature

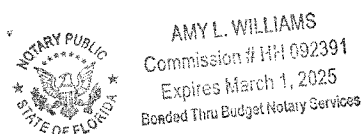
April Voisin

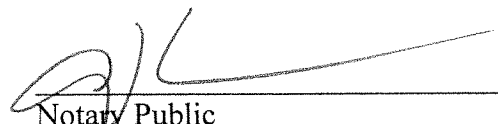
Print Name

8761 Perimeter Park Blvd Suite 200 Jacksonville, FL 32216
Address

State of Florida
County of Duval

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 16th day of August, 2024 by Paul F. Lafalce and Paul F. Lafalce as attorney in fact for Brittany Anderson who have/has produced FL DL as identification, or who is/are personally known to me.





Notary Public
(Notary Seal)