

Prepared by and Return to:  
Kathy Prumatico  
MTI Title Insurance Agency, Inc.  
11501 Hutchison Blvd., Suite 107  
Panama City Beach, FL 32407

-Incidental to the issuance of title insurance

Property Appraiser's Parcel ID #16447-000-000  
File- MFL-2228804  
Consideration Amount \$43,000.00

### WARRANTY DEED

**This Indenture, Made this July 22, 2019, between Mozel Nealy, Jr., Senita Nealy Selder f/k/a Senita Selder, John Nealy, Jr., Shavla Nealy, and Carolyn Y. Brundidge, whose post office address is: 30 Paulding, San Francisco, CA 94112, hereinafter called the "Grantor"\*, and, TS Turner Construction, Inc., whose post office address is: 1463 Twin Rivers Blvd., Oviedo, FL 32766, hereinafter called the "Grantee":**

**Witnesseth:** That said Grantor, for and in consideration of the sum of Ten (\$10.00) Dollars and other valuable consideration, 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 Bay County, FL, and being further described as follows:

**Lots 14 and 15, Block 7, Kelly's Addition to Panama City, according to plat thereof as recorded in Plat Book 7, Page 83, Public Records of Bay County, Florida.**

Property Address: 904 Maple Avenue, Panama City, FL 32401

**Said property is not the homestead of the grantor under the laws and constitution of the State of Florida in that neither grantor nor any member of the household of grantor resides thereon.**

and said Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

\*"Grantor" and "grantee" are used for singular or plural, as context requires.

Subject to easements, restrictions, and covenants of record, and real property taxes for the current year which are prorated.

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

Mozel Nealy Jr.  
Mozel Nealy Jr.

Satoko Nealy  
Witness #1 Signature

SATOKO NEALY  
Witness #1 Print Name

Maria A. Diaz  
Witness #2 Signature

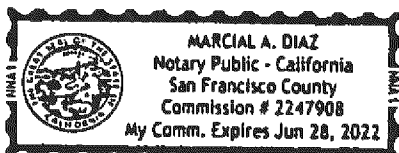
Maria A. Diaz  
Witness #2 Print Name

State of California ; County of SAN FRANCISCO

The foregoing instrument was acknowledged by me this JULY 19, 2019 by: Mozal Nealy, Jr., who is/are personally known by me or who has produced: CA D.L. as identification and who did not take an oath.

[Signature]  
Notary Public

My Commission Expires: 06/28/2022



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

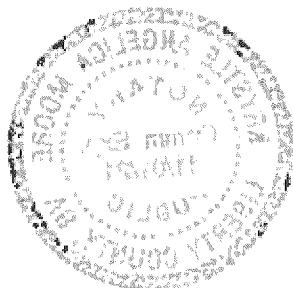
<u><i>Tonya R. Mitchell</i></u> Witness #1 Signature	<u><i>Senita Nealy Selder</i></u> Senita Nealy Selder
<u>Tonya N. Mitchell</u> Witness #1 Print Name	<u><i>LaTonya Poole</i></u> Witness #2 Signature
	<u>LaTonya Poole</u> Witness #2 Print Name

State of GA ; County of Liberty

The foregoing instrument was acknowledged by me this 19<sup>th</sup> July 2019 by: Senita Nealy Selder who is/are personally known by me or who has produced: GADL as identification and who did not take an oath.

*Kristle Moore*  
Notary Public

My Commission Expires: 11/1/21



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

[Signature]  
Witness #1 Signature

Tremaine L Jordan  
Witness #1 Print Name

[Signature]  
Johnel Nealy, Jr. f/k/a John Nealy Jr.

[Signature]  
Witness #2 Signature

Yasmeen Perez  
Witness #2 Print Name

State of Georgia ; County of Clayton

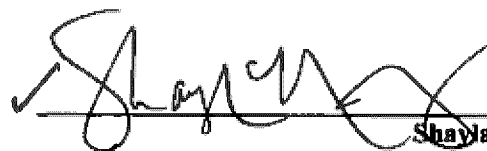
X The foregoing instrument was acknowledged by me this 17<sup>th</sup> Day of July, 2019 by: Johnel Nealy, Jr. f/k/a John Nealy, Jr. who is/are personally known by me or who has produced: Johnel Nealy Jr. as identification and who did not take an oath.


[Signature]  
Notary Public

My Commission Expires: 9<sup>th</sup> November 2020

Kashia Monet Webster  
NOTARY PUBLIC  
Clayton County, GEORGIA  
My Comm. Expires 11/09/2021

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

  
Shayla Nealy

  
Witness #1 Signature

Linda G. WARREN  
Witness #1 Print Name

  
Witness #2 Signature

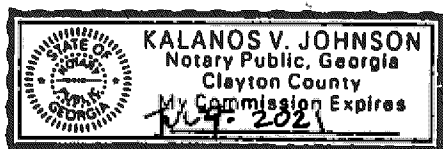
Brandon Paul K  
Witness #2 Print Name

State of GEORGIA ; County of FULTON

The foregoing instrument was acknowledged by me this 7-18-19 by: Shayla Nealy who is/are personally known by me or who has produced: GA DRIVER'S LICENSE as identification and who did not take an oath.

  
Notary Public

My Commission Expires: JULY 2021



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

Donna Jordan  
Witness #1 Signature

Donna Jordan  
Witness #1 Print Name

Carolyn Nealy Brundidge  
Carolyn Nealy Brundidge f/k/a Carolyn Y. Brundidge

Angela S. Gaskins  
Witness #2 Signature

Angela S. Gaskins  
Witness #2 Print Name

State of NC ; County of Cumberland

The foregoing instrument was acknowledged by me this July 18, 2019 by: Carolyn Nealy Brundidge f/k/a Carolyn Y. Brundidge who is/are personally known by me or who has produced: NCIDL as identification and who did not take an oath.

Donna Jordan  
Notary Public

My Commission Expires: 9-20-2022

