

Prepared by and return to:
Peggy S. Owens, an employee of
McNeese Title, LLC,
36468 Emerald Coast Parkway, Suite 1201
Destin, Florida 32541

File Number: 09-1114PO

Warranty Deed

This Indenture, made November 10, 2009 A.D.

Between West End Development, LLC, a Florida limited liability company whose post office address is: P.O. Box 13668, Mexico Beach, Florida 32410 a Limited Liability Company existing under the laws of the State of Florida, Grantor and David W. Taylor and Terry V. Taylor, husband and wife whose post office address is: 8701 Old Valdosta Road, Nashville, Georgia 31639, Grantee,

Witnesseth, that the said Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00), to it in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said Grantee forever, the following described land, situate, lying and being in the County of Bay, State of Florida, to wit:

Condominium Unit B3-105, WEST END HARBOR, A CONDOMINIUM, together with an undivided interest in the common elements, according to the Declaration of Condominium thereof recorded in Official Record Book 2799, Page 252, as amended from time to time, of the Public Records of Bay County, Florida.

Together with Boat Slip No. B3-105 as per Marina Agreement contained within the Declaration of Condominium in Official Records Book 2799 at Page 325, Public Records of Bay County, Florida.

Parcel Identification Number: 04765-100-047

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 for all covenants, conditions, restrictions, reservations, limitations, easements of record and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any and taxes accruing subsequent to December 31, 2009.

In Witness Whereof, the said Grantor has caused this instrument to be executed in its name by its duly authorized officer and caused its corporate seal to be affixed the day and year first above written.

WEST END DEVELOPMENT, LLC
a Florida Limited Liability Company

Signed and Sealed in Our Presence:

Christina Adams
Witness Signature
Christina Adams
Witness Printed Name

By: Thomas O. Marquardt
Thomas O. Marquardt, Manager

Denny McArdle
Witness Signature
Denny McArdle
Witness Printed Name

By: Linda M. Marquardt
Linda M. Marquardt, Manager

State of Florida
County of Bay

The foregoing instrument was acknowledged before me this 5th day of November, 2009, by Thomas O. Marquardt and Linda M. Marquardt, the Managers of West End Development, LLC, A Limited Liability Company existing under the laws of the State of Florida, on behalf of the company. He/She is personally known to me or has produced current driver's license(s) as identification.

Christina Adams
Notary Public
Notary Printed Name: Christina Adams
My Commission Expires: 3-5-11

(Seal)

