

THIS INSTRUMENT PREPARED BY
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PARCEL ID NO.30808-389-000

PARCEL ID NO.30840-570-000

WARRANTY DEED

THIS WARRANTY DEED made the 19th day of February, 2014, by **Don H. Hogan a/k/a Donald Henry Hogan a/k/a Don Hogan a/k/a Donald H. Hogan**, hereinafter called the Grantor, whose address is 7205 Thomas Drive, D601, Panama City Beach, FL 32408, to **Don H. Hogan a/k/a Donald Henry Hogan a/k/a Don Hogan a/k/a Donald H. Hogan and Joan W. Hogan a/k/a Joan W. French a/k/a Joan French, a/k/a Sheila Joan Hogan**, husband and wife, hereinafter called the Grantees, whose address is 7205 Thomas Drive, D601, Panama City Beach, FL 32408:

WITNESSETH: That the Grantor, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantees, all that certain land situated in Bay County, Florida, viz:

Lot Eleven (11), Block Fifteen (15) of Holiday Beach Unit Sixteen, a subdivision of a portion of Section 8, Township 4 South, Range 15 West, as per plat thereof recorded in Plat Book 11, Page 58, in the Public Records of Bay County Florida.

SUBJECT TO covenants, conditions, restrictions, reservations, limitations, easements, and agreements of record, if any; taxes and assessments for the year 2013 and subsequent years; and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any.

AND:

Covered Parking Unit Number CP-6 and the undivided .08% interest in the common elements appurtenant thereto

AND

That certain Unit composed of Dwelling Unit Number D-601, and the undivided 1.73% interest in the common elements appurtenant thereto, all in accordance with, and subject to, the covenants, restrictions, reservations, limitations, conditions, liens, easements, terms and other provisions of the Declaration of Condominium of Dunes of Panama Phase IV, a Condominium, and the exhibits attached hereto, all as recorded among the current Public Records of Bay County, Florida, in Official Records Book 889, Pages 221 through 306, inclusive, together with any and all amendments thereto.

NO TITLE SEARCH WAS PERFORMED ON THE PROPERTY DESCRIBED. NO LIABILITY ASSUMED BY THE PREPARER AS TO THE STATUS OR MARKETABILITY.

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 Grantors hereby covenant with said Grantee that the Grantors are lawfully seized of said land in fee simple; that the Grantors have good right and lawful authority to sell and convey said land; that the Grantors hereby fully warrant 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, 2013.

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

Signed, sealed and delivered
in our presence:

Witness *[Signature]*
Carla Appleton
Tractor

[Signature] (SEAL)
Don H. Hogan a/k/a Donald Henry Hogan a/k/a Don
Hogan a/k/a Donald H. Hogan

Witness *[Signature]*
Wendy Washburn

STATE OF FLORIDA
COUNTY OF BAY

The foregoing instrument was acknowledged before me this 19th day of Feb, 2014, by
Don H. Hogan a/k/a Donald Henry Hogan a/k/a Don Hogan a/k/a Donald H. Hogan;

- () who is personally known to me.
(x) who produced FL Drivers License as identification.

[Signature] (Seal)
Signature of Notary Public

Will Platt
Printed Name of Notary Public
My Commission Expires :

