

Prepared by and Return to:  
Amber Page  
MTI Title Insurance Agency, Inc.  
1714 W. 23rd Street, Suite I  
Panama City, FL 32405

-Incidental to the issuance of title insurance

Property Appraiser's Parcel ID #20170-000-000  
File- MFL-2209125  
Consideration Amount \$132,900.00

**WARRANTY DEED**

This Indenture, Made this August 31, 2015 between Robert McGill, whose post office address is: 323 Allen Avenue, Panama City, FL 32401 hereinafter called the "Grantor", and, Dana G. Grubbs and Peggy Guice whose post office address is: 351 Hamilton Ave-Panama City, FL 32401, hereinafter called the "Grantee": \* both single and joint tenants with rights of survivorship

**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:

Lot 1, in Block 1, of AMENDED PLAT OF BLOCK 1 DAVIS PLAT, EAST OF MASSALINA BAYOU, according to the Plat thereof, as recorded in Plat Book 7, at Page 46, of the Public Records of Bay County, Florida.

Property Address: 323 Allen Avenue, Panama City, FL 32401

Subject property is not the homestead of the grantor.

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.

Amber J. Page  
Amber J. Page

Robert McGill  
Robert McGill  
Lynn Smith  
Lynn Smith

State of Florida ; County of Bay

The foregoing instrument was acknowledged by me this August 31, 2015 by: Robert McGill who is/are personally known by me or who has/ produced: a valid driver's license as identification and who did not take an oath.

Amber J. Page  
Notary Public

My Commission Expires: \_\_\_\_\_

