

Return Lisa Keeman
to:
Name: SETCO Services, LLC - Panama City
Address: 401 East 23rd Street Unit H
Panama City, FL 32405
This Instrument Prepared:

SETCO Services, LLC - Panama City
401 East 23rd Street Unit H
Panama City, FL 32405

Documentary Stamp Taxes were collected in the amount of (\$965.30) based on the purchase price amount of (\$137,900.00).
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as a necessary incident to the fulfillment of conditions contained in a title insurance commitment issued by it.

Property Appraisers Parcel I.D. (Folio) Number(s): 12932-000-000
File No: C00351

WARRANTY DEED

STATE OF FLORIDA

COUNTY OF Bay

This Warranty Deed Made **November 17, 2016**, by **Southern Belle Homes, LLC., a Georgia limited liability company**, hereinafter referred to as the Grantor, whose post office address is: 110 Evans Mill Drive, Suite 205, Dallas, GA 30157, to

Chutney Jontul King and Jeffery King, wife and husband, hereinafter referred to as the Grantee, whose post office address is: 1523 Hickory Avenue, Panama City, FL 32405.

WITNESSETH: That said Grantor, for and in consideration of the sum of \$10.00 Dollars and other valuable consideration, the receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, all that certain land situate in Bay County, Florida, viz:

Beginning at the Southeast corner of Lot 96, St. Andrew Bay Development Company Plat of Section 28, Township 3 South, Range 14 West; thence West 222 feet; thence North 198 feet; thence East 222 feet; thence South 198 feet to Point of Beginning. All being in and part of Section 28, Township 3 South, Range 14 West, Bay County, Florida.

Said property is not the homestead property of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) nor any member of the household of Grantor(s) reside thereon.

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 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 taxes accruing subsequent to January 1, 2016, reservations, restrictions and easements of record, if any.

(The terms "Grantor" and "Grantee" herein shall be construed to include all genders and singular or plural as the context indicates.)

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

Signed, sealed and delivered in our presence:

Witness No. 1 Signature: Kasie Levenett Southern Belle Homes, LLC.,
Printed Name: Kasie Levenett a Georgia limited liability company

Witness No. 2 Signature: [Signature]
Printed Name: Brandon Leonard By: April Arnold
Its: Chief Executive Member

STATE OF GA
COUNTY OF Paulding

The foregoing instrument was acknowledged before me this the 15th day of November, 2016, by **April Arnold, Chief Executive Member of SOUTHERN BELLE HOMES, LLC, a GEORGIA Limited Liability Company**, on behalf of said company, who is known to me or who has produced Driver's License as photo identification.

(AFFIX NOTARY SEAL HERE)

[Signature]
Notary Public
Printed Name: Paul W. Laird
My Commission Expires: 7/31/2018

