

This Instrument Prepared By:  
ALLEN J. KASSOV  
3 HERDMAN COURT  
MIDDLE ISLAND, NY 11953

Return to:  
LAW FIRM OF KIM M. SMITH  
1727 VETERANS MEMORIAL HWY, SUITE 206  
ISLANDIA, NY 11749

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## QUITCLAIM DEED

**THIS QUIT-CLAIM DEED**, executed this 20<sup>th</sup> day of April, 2017, between **ALLEN J. KASSOV**, hereinafter called the Grantor, and whose address is 3 HERDMAN COURT, MIDDLE ISLAND, NY 11953, to **ANDREW J. KASSOV**, whose address is 1703 TOWNEHOUSE DRIVE, CORAM, NY 11727 AND **NICHOLAS J. KASSOV**, whose address is 17 CADDY PLACE, ROCKY POINT, NY 11778, as Co-Trustees of **THE KASSOV FAMILY IRREVOCABLE TRUST** dated April 20<sup>th</sup>, 2017, hereinafter called the Grantee.

**WITNESS**, that said Grantor, for and in consideration of the sum of **TEN and NO/100 (\$10.00) DOLLARS**, and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, does remise, release to the said Grantee and Grantee's heirs, executors, administrators and assigns forever, all of the right, title and interest of Grantor in the following described land, situate, lying and being in Bay County, Florida, to-wit:

MORE DEFINITELY DESCRIBED AS BEING IN THE TOWN OF GREEN HILLS, ACCORDING TO THE OFFICIAL PLAT THEREOF AS IT APPEARS IN THE PUBLIC RECORDS OF BAY COUNTY, FL IN PLAT BOOK NO 3 AT PAGE 14 THEREOF; THE PARTICULAR PROPERTY OR PROPERTIES BEING TRANSFERRED AND CONVEYED HEREIN, ARE AS FOLLOWS; LOTS #FIVE (5) AND SIX (6) IN BLOCK FORTY-FOUR (44).

**SUBJECT TO** all reservations, covenants, conditions, restrictions and easements of record and to all applicable zoning ordinances and/or restrictions imposed by governmental authorities, if any.

**TOGETHER** with all the tenements, hereditaments and appurtenances thereto belonging or in any way appertaining.

**PARCEL ID #:** 01945-000-000

"Grantor" and "Grantee" are used for singular or plural as context requires.

Title to the subject property has not been searched or examined. The legal description has been provided by the Grantor.

**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:

Witnesses:

sign: Matthew Leonhardt

print: Matthew Leonhardt

sign: Kristen DeCamp

print: Kristen DeCamp

Allen J. Kassov  
ALLEN J. KASSOV

**STATE OF NEW YORK  
COUNTY OF SUFFOLK**

The foregoing instrument was acknowledged before me this 20<sup>th</sup> day of April, 2017, by  
**ALLEN J. KASSOV,**

( ☒ ) who is personally known to me

( ) who has produced \_\_\_\_\_ as identification and who did take an oath.

**NOTARY PUBLIC**

sign: Denise Campisi

print: Denise Campisi

State of New York at Large

My Commission Expires

DENISE CAMPISI  
Notary Public, State of New York  
No. 01 CA 253199  
Qualified in Nassau County  
Commission Expires 12/19/2019