

Prepared by and Return to Darlene Robinson ,
an employee of First International Title, Inc.
234 Forest Park Circle
Panama City, FL 32405
File No.: 117617-65

WARRANTY DEED

This indenture made on March 9, 2018, by **John F DeGrandpre AKA John F. Degrandpre and Wendi J. DeGrandpre AKA Wendi J. Degrandpre, husband and wife** whose address is: 500 Houze Way, Roswell, GA 30076, hereinafter called the "grantor",

to **Miquel World and Shawntell World, husband and wife**, whose address is: 1213 Eisenhower Circle, Lynn Haven, FL 32444, hereinafter called the "grantee":

(Which terms "Grantor" and "Grantee shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same)

Witnesseth, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable considerations, 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, to-wit:

Lot 4, Eisenhower Circle, as per plat thereof, recorded in Plat Book 19, Page 100, of the Public Records of Bay County, Florida.

Parcel Identification Number: 11280-404-000

The land is not the homestead of the Grantor under the laws and Constitution of the State of Florida and neither the Grantor nor any person(s) for whose support the Grantor is responsible reside on or adjacent to the land.

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.

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 December 31st of 2017..

In Witness Whereof, the grantor has hereunto set their hand(s) and seal(s) the day and year first above written.

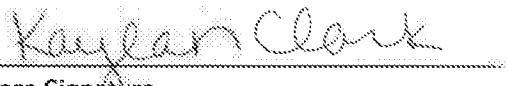

John F DeGrandpre


Wendi J DeGrandpre

Signed, sealed and delivered in our presence:


Witness Signature

Print Name: Mary Angela Watson

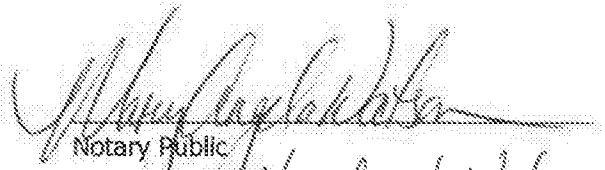

Witness Signature

Print Name: Kaylan Clark

State of Georgia

County of Cherokee

The Foregoing Instrument Was Acknowledged before me on March 9, 2018, by John F DeGrandpre AKA John F. Degrandpre and Wendi J. DeGrandpre AKA Wendi J. Degrandpre, husband and wife, who are personally known to me or who have produced a valid DRIVERS LICENSE as identification.


Notary Public

Printed Name: Mary Angela Watson

My Commission expires: 28th of Nov, 2020

