

Prepared by and return to:

Lucy C. Collins
The Law Office of Lucy C. Collins, P.A.
14101 Panama City Beach Parkway
Suite 310
Panama City Beach, FL 32413
(850) 588-6018
File No 2018-RE-1236
Consideration: \$225,000.00
Parcel Identification No 08034-100-060

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WARRANTY DEED

(STATUTORY FORM – SECTION 689.02, F.S.)

This indenture made the 21st day of December, 2018 between John M. Shanker and Jennie B. Shanker, husband and wife, whose post office address is 7321 Port Place Street, Southport, FL 32409, of the County of Bay, State of Florida, Grantors, to John D. Chapman Jr. and Jaime M. Chapman, husband and wife, whose post office address is 7321 Port Place Street, Southport, FL 32409, of the County of Bay, State of Florida, Grantees:

Witnesseth, that said Grantors, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantors in hand paid by said Grantees, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantees, and Grantees' heirs and assigns forever, the following described land, situate, lying and being in Bay, Florida, to-wit:

Lot 6, Port Place Subdivision, according to the map or plat thereof as recorded in Plat Book 25, Page 60, Public Records of Bay County, Florida.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

Subject to taxes for 2019 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

TO HAVE AND TO HOLD the same in fee simple forever.

And Grantors hereby covenant with the Grantees that the Grantors are lawfully seized of said land in fee simple, that Grantors have good right and lawful authority to sell and convey said land and that the Grantors hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

In Witness Whereof, Grantors have hereunto set Grantors' hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Gina M. Valerio
WITNESS Gina M. Valerio

John M. Shanker
John M. Shanker


Lucy C. Collins
WITNESS Lucy C. Collins

Jennie B. Shanker
Jennie B. Shanker

STATE OF FLORIDA
COUNTY OF BAY

The foregoing instrument was acknowledged before me this 21st day of December, 2018, by John M. Shanker and Jennie B. Shanker, who are personally known or have produced their driver's license as identification.

Gina M. Valerio
Notary Public
Name of Notary Gina M. Valerio

 Gina M. Valerio
NOTARY PUBLIC
STATE OF FLORIDA
Comm# GG174249
Expires 1/10/2022