

Prepared by:  
Costin and Costin  
413 Williams Ave.  
Port St. Joe, Florida 32456  
File Number: MILLER/LOFTIS  
Parcel ID Number: 04606-000-000

### General Warranty Deed

Made this July 10, 2020 A.D. By **P. D. MILLER,, JR. and wife, INDIA T MILLER**, whose address is: 2107 BACK LAKE CIRCLE, Bainbridge, Georgia 39819, hereinafter called the grantor, to

**DONALD LOFTIS and wife, VALERIE LOFTIS**, whose post office address is: 114 37TH AVE N, Nashville, Tennessee 37209, hereinafter called the grantee:

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

**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, viz:

Lot Four (4), Block S, Unit No. 4, Mexico Beach Subdivision and all improvements thereon according to the Official Plat thereof on file in the Office of the Clerk of the Circuit Court, Bay County, Florida.

Subject to covenants, conditions, restrictions, easements of record and for taxes for the current year.

**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 December 31, 2019.

**In Witness Whereof**, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

Holly Atkins  
Witness Printed Name Holly Atkins

P. D. Miller, Jr. (Seal)  
P. D. MILLER,, JR.

Dana G. Mallon  
Witness Printed Name Dana G. mallon

India T Miller (Seal)  
INDIA T MILLER

State of FL  
County of Bay

The foregoing instrument was acknowledged before me this 10 day of July, 2020, by P. D. MILLER,, JR. and wife, INDIA T MILLER, who physically appeared before me and who have produced B. G. D. L. as identification.

Holly G. Atkins  
Notary Public  
Print Name:

My Commission Expires:

