

Prepared by and return to:

Maureen Richardson
SETCO Services, LLC
7714 Front Beach Road
Unit C
Panama City Beach, FL 32407
(850) 650-6161
File No PCB-20-1735

Parcel Identification No 30884-008-000

Documentary Stamp Taxes were collected in the amount of 1,694.00 based on the purchase price of 242,000.00.

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WARRANTY DEED

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

STATE OF FLORIDA
COUNTY OF BAY

This indenture made the 10th day of July, 2020 between Christian Lawrence, a single woman, whose post office address is 6103 Beach Drive, Panama City Beach, FL 32408, Grantor, to HRS Rentals LLC, a Georgia Limited Liability Company, whose post office address is 4279 Mount Olive Road, Pelham, GA 31779, Grantee:

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

Lot 18, Block 16, Corrected Plat of Crescent Beach Unit No. 1, according to the map or plat thereof, as recorded in Plat Book 8, Page(s) 50, of the Public Records of 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.

Subject to taxes for 2020 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 Grantor hereby covenants with the Grantee that the Grantor is lawfully seized of said land in fee simple, that Grantor has good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever.

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 #1

[Signature]
Signature:

Print name: Lagueria Smith

Witness #2

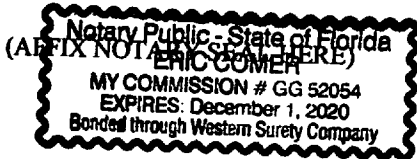
[Signature]
Signature:

Print name: Eric Comer

[Signature]
Christian Lawrence

STATE OF FL
COUNTY OF Bay

The foregoing instrument was acknowledged before me by means of () physical presence or () online notarization this 9 day of July, 2020, by Christian Lawrence, who is known to me or who has produced FLDL as photo identification.



[Signature]
Notary Public
Printed Name: Eric Comer
My Commission Expires: 12/01/2020