

Prepared by and Return to:
Lisa Keeman
MTI Title Insurance Agency, Inc.
1714 W. 23rd Street, Suite F
Panama City, FL 32405

-Incidental to the issuance of title insurance

Property Appraiser's Parcel ID #07379-668-000
File- MFL-2237541
Consideration Amount \$230,000.00

WARRANTY DEED

This Indenture, Made this **August 7, 2020**, between **James Anthony Clavenna and wife, Mary Elizabeth Clavenna**, whose post office address is: 1207 Lawn Lake Trail, Colorado Springs, CO 80921, hereinafter called the "Grantor"*, and, **Alaby Services, LLC, a Tennessee Limited Liability Company**, whose post office address is: 318 Snow Falls Lane, Dayton, TN 37321, hereinafter called the "Grantee":

Witnesseth: That said Grantor, for and in consideration of the sum of Ten (\$10.00) Dollars and other valuable consideration, 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 County, FL, and being further described as follows:

Lot 18, Block 1 of Callaway Point, according to the Plat thereof as Recorded in Plat Book 15, Page 47, of the Public Records of Bay County, Florida.

Property Address: 6835 Forsythe Drive, Panama City, FL 32404

Said property is not the homestead of the grantor under the laws and constitution of the State of Florida in that neither grantor nor any member of the household of grantor resides thereon.

and said Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

*"Grantor" and "grantee" are used for singular or plural, as context requires.

Subject to easements, restrictions, and covenants of record, and real property taxes for the current year which are prorated.

In Witness Whereof, the said Grantor has hereunto set the Grantor's hand and seal the day and year first above written.

James Anthony Clavenna
James Anthony Clavenna

Mary Elizabeth Clavenna
Mary Elizabeth Clavenna

Cavey Burton
Witness #1 Signature

Cavey Burton
Witness #1 Print Name

Shaishav Parikh
Witness #2 Signature

SHAISHAV PARIKH
Witness #2 Print Name

State of COLORADO ; County of EL PASO

The foregoing instrument was acknowledged before me by means of X physical presence or _____ online notarization, this 06th day of August, 2020 by: James Anthony Clavenna and wife, Mary Elizabeth Clavenna who is/are personally known by me or who has/have produced: MILITARY | DRIVERS as identification.
LICENSE

Shaishav Parikh
Notary Public

My Commission Expires: 03/16/24

