

THIS SPACE PROVIDED FOR RECORDER'S USE ONLY:

PREPARED BY:

Andrew Blake Coatney  
3720 Atlantis Dr.  
Southport, Florida 32409

PARCEL NUMBER: 14740-060-000

WHEN RECORDED RETURN TO:

Andrew Blake Coatney  
3720 Atlantis Dr.  
Southport, Florida, 32409

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**WARRANTY DEED**

THE GRANTOR(S),

- Style T. Coatney, of 1921 Danford Ave, Panama City, Bay County, Florida 32405, a single person,

for and in consideration of: One Dollar (\$1.00) and other good and valuable consideration grants, bargains, sells, conveys and warranties to the GRANTEE(S):

- Andrew Blake Coatney, 3720 Atlantis Dr., Southport, Bay County, Florida, 32409, a single person,

the following described real estate, situated in Panama City, in the County of Bay, State of Florida:

Legal Description:

Beginning at the point which is 190 feet South and 88 feet East of the Northwest corner of Lot 101 of the St. Andrews Bay Development Company's Plat of Section 34, Township 3 South, Range 14 West, Bay County, Florida; thence South 140 feet to the South line of said Lot 101; thence East 100 feet; thence North 140 feet; thence West 100 feet to the Point of Beginning. (Also known as Lots 20 and 21 of an unrecorded plat of said Lot 101)

Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record the grantor hereby covenants with the Grantee(s) that Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell and convey the same; and that Grantor, his heirs, executors and administrators shall warrant and defend the title unto the Grantee, his heirs and assigns against all lawful claims whatsoever.

Tax Parcel Number: 14740-060-000

This property is not a homestead.

Deed Drafted By: Andrew Blake Coatney  
3720 Atlantis Dr.  
Southport, Florida, 32409

**Grantor Signatures:**

DATED: 04-30-21

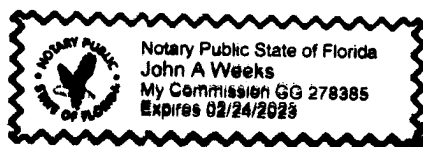
A handwritten signature in black ink, appearing to read 'Style T. Coatney', written over a horizontal line.

Style T. Coatney  
1921 Danford Ave  
Panama City, Florida, 32405

STATE OF FLORIDA, COUNTY OF WASHINGTON, ss:

The foregoing instrument was acknowledged before me, by means of ☒ physical presence or ☐ online notarization, this 30<sup>TH</sup> day of April, 2021 by Style T. Coatney, who are personally known to me or who have produced ID Card as identification.

John A Weeks  
Name typed, printed, or stamped



Sergeant  
Title or rank

Serial number (if applicable)

**Witness Signatures:**

James Baker  
Witness

James Baker  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Gene Owens  
Witness

Gene Owens  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

09:43 AM, Bill Kinsaul, Clerk Bay County, Florida Doc. D \$84.00 Deputy  
Clerk GB Trans # 1116326

Prepared by  
Darlene Robinson, an employee of  
First American Title Insurance Company d/b/a Bay County Land & Abstract Company  
8128 Front Beach Road, Suite A  
Panama City Beach, Florida 32407  
(850)235-2685

Return to: Grantee

File No.: 1010-2838110

## **WARRANTY DEED**

This indenture made on **October 23, 2012 A.D.**, by

**J. R. Norris**

whose address is: **2110 East Baldwin Road, Panama City, FL 32405**  
hereinafter called the "grantor", to

**Style T. Coatney**

whose address is: **1921 Danford Avenue, Panama City, FL 32405**  
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:

Beginning at the point which is 190 feet South and 88 feet East of the Northwest corner of Lot 101 of the St. Andrews Bay Development Company's Plat of Section 34, Township 3 South, Range 14 West, Bay County, Florida; thence South 140 feet to the South line of said Lot 101; thence East 100 feet; thence North 140 feet; thence West 100 feet to the Point of Beginning. (Also known as Lots 20 and 21 of an unrecorded plat of said Lot 101)

Parcel Identification Number: **14740-060-000**

**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 2011.

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

J. R. Norris

J. R. Norris

*Signed, sealed and delivered in our presence:*

Darlene C. Robinson

Witness Signature

**Darlene C. Robinson**

Print Name: \_\_\_\_\_

Deborah J. Ashley

Witness Signature

Print Name: **DEBORAH J. ASHLEY**

State of **FL**

County of **Bay**

**The Foregoing Instrument Was Acknowledged** before me on **October 23, 2012**, by **J. R. Norris** who is personally known to me or who has produced a valid driver's license as identification.

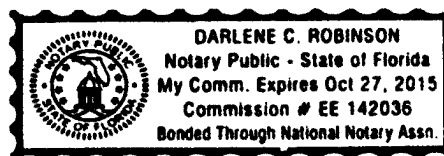
Darlene C. Robinson

Notary Public

**Darlene C. Robinson**

(Printed Name)

My Commission expires: \_\_\_\_\_



(Notarial Seal)

Return to: (enclose self-addressed stamped envelope)

Name STYLE T. COATNEY  
1921 Danford Avenue

Address Panama City, FL 32405

This Instrument Prepared by:

Janice S. Neves

108 E. 8th Street

Address: Lynn Haven, FL 32444

Property Appraisers Parcel Identification (Folio) Number(s):

QUIT CLAIM DEED

SPACE ABOVE THIS LINE FOR  
PROCESSING DATASPACE ABOVE THIS LINE FOR  
PROCESSING DATA

***This Quit Claim Deed, Executed the 8th day of October 2010, by DAVID A. COATNEY, an unmarried individual, first party, to STYLE T. COATNEY, an unmarried individual, whose post office address is 1921 Danford Avenue, Panama City, FL 32405, second party.***

(Wherever used herein the terms "first party" and "second party" include all the parties to this instrument and their heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporation, wherever the context so admits or requires.)

***Witnesseth, That the first party, for and in consideration of the sum of \$ 10.00, in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release, and quit-hand paid by the said second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of Bay, State of Florida, to wit:***

REF: File No. 2006059973  
ORB 2822, Page 1413-1414

**The South 57 feet of Lot 2 and North 18 feet of Lot 3, Block 32, Northwest Quarter of Section 35, Township 3 South, Range 15 West, Bay County, Florida.**

**The above described property is NOT the homestead of the Grantor.**

**This deed is made based upon a description provided by the Grantor without title insurance. The preparer makes no representations as to the title of the property and disclaims all responsibility therefore.**

**To Have and to Hold, The same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.**

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

Signed, sealed and delivered in the presence of:

Emily Daffin  
Witness Signature  
Emily Daffin  
Printed Name  
Holly F. Holland  
Printed Name

X David A. Coatney  
Grantor Signature  
DAVID A. COATNEY  
Printed Name  
1332 Capri Drive, Panama City, FL 32405  
Post Office Address

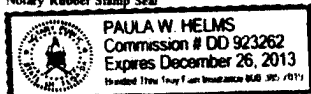
STATE OF FLORIDA  
COUNTY OF BAY

I hereby Certify that on this date, before me, an officer duly authorized to administer oaths and take acknowledgements, personally appeared DAVID A. COATNEY, known to me to be the person described in and who executed the foregoing instrument, who acknowledged before me that he executed the same, and an oath was/was not taken.

☒ Said person(s) is/are personally known to me.

☐ Said person(s) provided the following types of identification: \_\_\_\_\_

Notary Rubber Stamp Seal



Witness my hand and official seal in the County and State last aforesaid this 8th day of October 2010

Paula W. Helms  
Notary Signature  
Paula W Helms  
Printed Name