

This Instrument Prepared by and Return to:  
**BRUTON M. CAMPBELL-WORK**  
Clark Partington  
4100 Legendary Drive, Suite 200  
Destin, FL 32541

Record Deed:	\$27.00
Deed Documentary Stamps:	\$945.00
Total:	\$972.00

CP File No.: 225255

Property Appraiser's Parcel ID (Folio) No.: 32611-940-000

## **WARRANTY DEED**

**THIS WARRANTY DEED**, made effective on the 4th day of May, 2022 by **Martelle Homes, LLC**, a Florida limited liability company, whose address is 12815 Emerald Coast Pkwy, Suite 106, Miramar Beach, FL 32550 and **Stephen Lewis**, a married man, whose address is 4214 Cassie Court, Franklin, TN 37064 (collectively, the "Grantor") to **Larry Arthur Brewer, Jr. and Mari Beth Brewer, husband and wife** (the "Grantee"), whose address is 27272 216th Ave, Long Grove, IA 52756.

Grantor, for and in consideration of Ten And No/100 Dollars (\$10.00) and other good and valuable consideration, receipt of which is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee and Grantee's heirs, successors, and/or assigns, all that certain land situate in BAY County, State of Florida, which is not the Grantor's homestead, described as follows (the "Property"):

**Lot 263, RIVERCAMPS ON CROOKED CREEK UNIT 4, according to the Plat thereof, as recorded in Plat Book 21, Pages 70-77, of the Public Records of Bay County, Florida.**

**TOGETHER**, with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining free from all exemptions.

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

Subject to zoning, restrictions, prohibitions and other requirements imposed by governmental authorities; restrictions, instruments and matters of record or appearing on the plat or otherwise common to the subdivision, if the Property is in a subdivision; valid easements and mineral reservations of record affecting the Property, if any; and taxes for the current year and subsequent years; all of which are not hereby reimposed.

And Grantor hereby covenants with Grantee that Grantor is lawfully seized of an indefeasible estate in fee simple in the Property, and has a good right to convey the same; that it is free of lien or encumbrance; and Grantor hereby fully warrants the title to Property and will defend the same against all persons lawfully claiming the same.

[Counterpart Grantor Signature Pages Follow.]

Signed, sealed and delivered in our presence:

Brenda Gray  
Signature of Witness No. 1

Brenda Gray  
Print Name of Witness No. 1

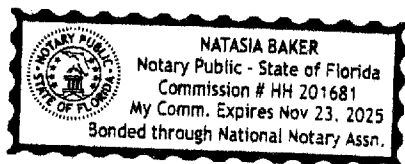
Alison Phillips  
Signature of Witness No. 2

Alison Phillips  
Print Name of Witness No. 2

STATE OF FLORIDA  
COUNTY OF Walter

The foregoing instrument was executed and acknowledged before me by means of Physical Presence on the 4 day of May, 2022, by Dayla Shantelle Hernandez as Manager of Martelle Homes, LLC, a Florida limited liability company, who (X) is personally known to me or who (  ) has produced                                  as identification.

[PLACE NOTARIAL SEAL]



GRANTOR:

Martelle Homes, LLC,  
a Florida limited liability company

By: [Signature]  
Dayla Shantelle Hernandez  
Manager

Signature: [Signature]

Print Name: Natasia Baker

Notary Public, State of Florida

My Commission Expires: Nov. 23, 2025

Signed, sealed and delivered in our presence:

Jaquelyn Mentessi

Signature of Witness No. 1

Jaquelyn Mentessi

Print Name of Witness No. 1

Nichole L. McBride

Signature of Witness No. 2

NICHOLE L. McBride

Print Name of Witness No. 2

STATE OF TENNESSEE

COUNTY OF Williamson

The foregoing instrument was executed and acknowledged before me by means of Physical Presence on the 4<sup>th</sup> day of May, 2022, by Stephen Lewis, who (he) is personally known to me or who (he) has produced Drivers License, Tennessee as identification.

GRANTOR:

Stephen Lewis

Stephen Lewis

[PLACE NOTARIAL SEAL]



Signature

Tina K. Anderson

Print Name: Tina K. Anderson

Notary Public, State of Tennessee

My Commission Expires: September 20, 2023

My Commission Expires: September 20, 2023