

Prepared by:

Defender Title and Escrow Agency, LLC
2605 Thomas Drive, #105
Panama City Beach, FL 32408

File Number: 22-3561
Parcel ID: 40001-050-062

Warranty Deed

This Warranty Deed made this 1st day of September, 2022, between Bruce Stewart and Krystal Stewart, husband and wife, (henceforth referred to as "Grantor") whose post office address is 30652 Belle Maison, Laguna Niguel, CA 92677, and **Linnea Nanette Wilson, a married woman, and Nanette R. Sorensen, a widow**, (henceforth referred to as "Grantee") of **50 Town View Drive, Oroville, CA 95966:**

(Whenever used herein the terms "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, trusts and trustees)

Witnesseth, that said Grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and 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 land, situate, lying and being in Bay County, Florida to wit.

Unit No. 624 in "ORIGIN AT SEAHAVEN CONDOMINIUM", according to the Declaration of Condominium thereof including the exhibits annexed thereto and forming a part thereof, recorded in Book 2980, Page 1309, as amended from time to time, in the Official Records of Bay County, Florida. The above description includes, but is not limited to all appurtenances to the Condominium Unit above described, including the undivided interest in the common elements of said Condominium.

The property described herein is not now, nor has it ever been, the primary residence/homestead of the owner or the owner's spouse or dependent child, if any.


To Have and To Hold, the same in fee simple forever.

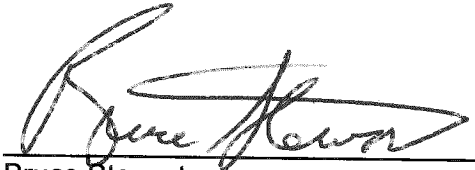
Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

The Grantor hereby covenants with said Grantee, their heirs and/or assigns, 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.


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


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


 Witness 1 _____
 Printed Name: JACOB ZEPEDA



 Bruce Stewart


 Witness 2 _____
 Printed Name: Bruce McCole



 Krystal Stewart

STATE OF _____

ACKNOWLEDGMENT

COUNTY OF _____

The foregoing instrument was acknowledged before me by means of (X) physical presence or () online notarization, this 1st day of September, 2022 by Bruce Stewart and Krystal Stewart who () is personally known to me or (X) who presented the following as identification:

See attached
acknowledgment

Notary Public
My Commission Expires: _____

(Notary Stamp)

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Orange)

On September 1, 2022 before me, John A Wakefield, Notary Public
(insert name and title of the officer)

personally appeared Bruce Stewart and Krystal Stewart
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature *John A Wakefield*

(Seal)

