

Prepared by and Return to:

Mark Stockdale
MTI Title Insurance Agency, Inc.
11501 Hutchison Blvd., Suite 107
Panama City Beach, FL 32407

-Incidental to the issuance of title insurance

Property Appraiser's Parcel ID #32382-304-000
File- MFL-2260069
Consideration Amount \$415,000.00

TRUSTEE DEED

This Indenture, Made this January 25, 2023, between Troy Brown, individually and as Successor Trustee under the Linda C. Sylvester Family Trust, dated March 4, 2016, whose post office address is: 2306 Brookwood Dr, Chattanooga, TN 37421, hereinafter called the "Grantor"*, and, HoneyPearl, LLC whose post office address is: 4905 Prestbury Drive, Suwanee, GA 30024, 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:

Condominium Unit No. 1108, Regency Towers, a Condominium, according to the Declaration of Condominium thereof, recorded in Official Records Book 516, Page 267, as amended in Official Records Book 521, Page 157 and Official Records Book 532, Page 252, as amended, and according to the Supplemental Declaration of Condominium thereof recorded in Official Records Book 870, Page 193, of the Public Records of Bay County, Florida, together with an undivided share in the common elements appurtenant thereto, and together with and subject to the terms, provisions and conditions in the Declaration of Condominium.

Property Address: 5801 Thomas Drive, Unit 1108, Panama City Beach, FL 32408

AND THE SAID Grantor will only warrant and forever defend the right and title to the above described property unto the said Grantee against the claims of those persons claiming by, through or under Grantor, but not otherwise.

*"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.

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.

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

Troy Brown
Troy Brown,
Individually and as Trustee

Kassie Jo Weeks
Witness #1 Signature
Kassie Jo Weeks
Witness #1 Print Name

Cori E. Swick
Witness #2 Signature
Cori E. Swick
Witness #2 Print Name

State of TN; County of Hamilton

The foregoing instrument was acknowledged before me by means of () physical presence or () online notarization, this 26th day of January, 2023 by: Troy Brown, Individually and as Successor Trustee under the Linda C. Sylvester Family Trust, dated March 4, 2016, who is/are authorized to execute the forgoing instrument, and is/are personally known by me or who has/have produced: Drivers license as identification.

X Charlie L. Ross
Notary Public My Commission Expires: Feb 28, 2023

