

This Instrument Prepared By:

South Oak Title

Kelsey Little

2810 Martin Luther King Jr

Blvd

Suite A

Panama City, FL 32405

As a necessary incident to the
fulfillment of conditions contained
in a title insurance commitment
issued by it.

File: **PC-24-5344**

Property Appraisers Parcel I.D. (Folio) Number(s):

13838-056-000

WARRANTY DEED

THIS WARRANTY DEED, Made the **July 30, 2024**, by

Coy G. Peel and Linda K. Peel, a married couple (herein referred to as “Grantor,” whether one or more),
whose mailing address is

3214 Florida Avenue, Panama City, FL 32405,

and **Christopher Alejo, a married man**, (herein referred to as “Grantee”), whose mailing address is

1025 West 19th Street, 2B, Panama City, FL 32405.

WITNESSETH: That said Grantor, for and in consideration of the sum of **Ten Dollars and No Cents (\$10.00)** and
other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises,
releases, conveys, and confirms unto Grantee, all that certain land situated in **Bay**, Florida, to wit:

**Unit 2B, Delwood Estate Phase 1, according to the plat thereof, as recorded in Plat Book P12, Page 3, of the
Public Records of Bay County, Florida.**

This Property **IS NOT** the homestead of the Grantor(s) under the laws and constitution of the State of Florida.

TOGETHER with all tenements, hereditaments, and appurtenances thereto belonging or in anywise 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 **2024**, reservations, restrictions, and easements of
record, if any.

*The Terms “Grantor” and “Grantee” herein shall be construed to include all genders and singular or plural as the
context indicates.

IN WITNESS WHEREOF Grantor(s) has/have hereunto set Grantor(s) hand(s) and seal(s),

this 30th day of July, 2024.

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES
TWO SEPARATE DISINTEREST WITNESSES REQUIRED

Kelsey Little
WITNESS

Kelsey Little
Printed Name
2810 MLK Jr. Blvd. Ste. A
Physical Address of Witness 1
Panama City, FL 32405
Physical Address of Witness 1

Coy G. Peel
Coy G. Peel

Isabel Gutierrez
WITNESS

Isabel Gutierrez
Printed Name
2810 MLK Jr Blvd Ste A
Physical Address of Witness 2
Panama City, FL 32405
Physical Address of Witness 2

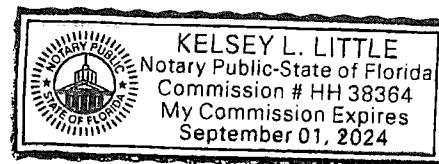
Linda K. Peel
Linda K. Peel

STATE OF FLORIDA
COUNTY OF BAY

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization
this 30 day of July, 2024, by Coy G Peel and Linda K Peel.

Kelsey L. Little
Signature of Notary Public
Print, Type/Stamp Name of Notary Kelsey L. Little

Personally Known: _____ OR Produced Identification: ☒
Type of Identification _____
Produced: D.L.



After Recording Return to:
South Oak Title
Kelsey Little
2810 Martin Luther King Jr Blvd, Suite A
Panama City, FL 32405