

Prepared by and return to:

Heather E Monk
Provident Title, LLC
17651 Panama City Beach Parkway
Suite 2
Panama City Beach, FL 32413
(850) 919-8908
File No 2025-437

Parcel Identification No 32738-980-249

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WARRANTY DEED

(STATUTORY FORM – SECTION 689.02, F.S.)

This indenture made the 7th day of February, 2025 between **Thomas E. Evans and Victoria N. Evans, husband and wife**, whose post office address is **200 Middleburg Drive, Panama City Beach, FL 32413**, of the County of Baldwin, State of Alabama, Grantors, to **Jeremiah A. Ray and Amberleigh Juanice Ray, husband and wife, and Joseph Ray, a married man**, whose post office address is 1016 Thomas Drive, #342, Panama City Beach, FL 32408, of the County of Bay, State of Florida, Grantees:

Witnesseth, that said Grantors, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantors in hand paid by said Grantees, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantees, and Grantees' heirs and assigns forever, the following described land, situate, lying and being in Bay, Florida, to-wit:

Lot 334, Palmetto Trace Phase Four, according to the map or plat thereof, recorded in Plat Book 21, Page(s) 48-55, Public Records of Bay County, Florida.

Grantors warrant that at the time of this conveyance, the subject property IS the Grantors' homestead within the meaning set forth in the constitution of the State of Florida.

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

Subject to taxes for 2025 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

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

And Grantors hereby covenant with the Grantees that the Grantors are lawfully seized of said land in fee simple, that Grantors have good right and lawful authority to sell and convey said land and that the Grantors hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

In Witness Whereof, Grantors have hereunto set Grantors' hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Thomas E. Evans
Thomas E. Evans

Victoria N. Evans
Victoria N. Evans

Barbara Wade
WITNESS 1
PRINT NAME Barbara Wade

Heather E Monk
WITNESS 2
PRINT NAME Heather E Monk

17651 PCB Pkwy, Suite 2
Panama City Beach, FL 32413
WITNESS 1 ADDRESS
17651 PCB Pkwy, Suite 2
Panama City Beach, FL 32413
WITNESS 2 ADDRESS

STATE OF FLORIDA
COUNTY OF BAY

The foregoing instrument was acknowledged before me by means of physical presence or () online notarization, this 10th day of February, 2025 by Thomas E Evans and Victoria N Evans, who is personally known to me or who has produced (type of identification) as identification.

Heather E Monk
(Signature of person taking acknowledgment)
(Name typed, printed or stamped)
(Title or rank)
(Serial number, if any)

