

Prepared by and Return to:
Summer Helms
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 #17761-000-000
File- MFL-2270864
Consideration Amount \$85,000.00

TRUSTEE DEED

This Indenture, Made this February 28, 2025 between William R. Hill, Jr., Trustee of the William R. Hill Jr. Living Trust, whose post office address is: 1429 Balboa Ave, Panama City, FL 32401, hereinafter called the "Grantor"*, and, **Belen Coromoto Manuitt Manuitt, an unmarried woman** whose post office address is: 2212 Hammock Sq Dr Unit 201, Lynn Haven, FL 32444, 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:

Lot 8, Block 2, Amended Plat of Green Gables, recorded in Plat Book 2, Page 25, in the Office of the Clerk of the Circuit Court of Bay County, Florida.

Property Address: 924 McKenzie Avenue, Panama City, FL 32401

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.


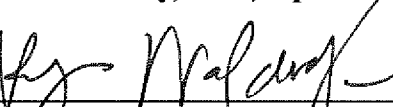
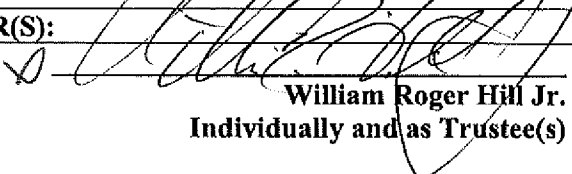
*"Grantor" and "grantee" are used for singular or plural, as context requires.

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

_____ - Property is the homestead of the Grantor(s). or

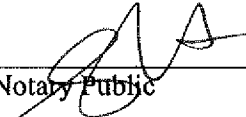
- Said property is not the homestead of the Grantor under the laws and constitution of the State of Florida in that neither Grantor nor any member of the household of Grantor resides thereon.

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

<p>WITNESSES:</p> <p>Witness #1 Signature  Witness #1 Print Name <u>Summer Helms</u> 11501 Hutchison Blvd. #107 PCB, FL 32407 Witness #1 Address</p> <p>Witness #1 City, State, Zip Code</p> <p>Witness #2 Signature  Witness #2 Print Name <u>Kylie Waldrop</u> 11501 Hutchison Blvd. #107 PCB, FL 32407 Witness #2 Address</p> <p>Witness #2 City, State, Zip Code</p> <p>THIS DEED IS NOT VALID WITHOUT THE PRINTED NAME, SIGNATURE, AND ADDRESS OF THE WITNESSES PURSUANT TO F.S. 695.26</p>	<p>GRANTOR(S):</p> <p> <u>William Roger Hill Jr.</u> Individually and as Trustee(s)</p>
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State of FL ; County of FL

The foregoing instrument was acknowledged before me by means of () physical presence or () online notarization, this 28 day of February, 2025 by: William R. Hill, Jr., Trustee of the William R. Hill Jr. Living Trust who is/are personally known by me or who has/have produced: D.L. as identification.


Notary Public

My Commission Expires:

