

Prepared by: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

This space for recorder use only.

Parcel ID#: 32942-000-000

# Quit Claim Deed

This QUIT CLAIM DEED, made this 24 day of April, 2025, by  
Diana Torres  
whose address is 200 Escanaba Ave, Panama City Beach, FL 32413  
hereinafter called the Grantor, to  
Andrey Serna  
whose address is 200 Escanaba Ave. Panama City Beach, FL 32413  
hereinafter called the Grantee:

(Whereever used herein the terms "Grantor" and "Grantee" include all parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth: That the Grantor, for and in consideration of the sum of \$ 10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, and quitclaims unto the Grantee, all that certain land situate in Bay County, Florida, viz:  
(legal description of property)

LOT 28, Block E, of Gulf Highlands, according to the recorded plat thereof now on file in the office of the clerk of the circuit Court of Bay County, Florida.

To have and to hold the same, together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, and claim whatsoever of the said Grantor, either in law or equity, to the only proper use, benefit, and behoof of the said Grantee.

In witness whereof, the said Grantor has signed and sealed these presents the day and year first above written:

Signed, sealed and delivered in the presence of:

Marilyn Szenay  
Witness Signature

Marilyn Szenay  
Printed Name

11790 Panama City Beach Pkwy  
Witness Post Office Address  
PCB - FL 32407

Alexis Miller  
Witness Signature

Alexis Miller  
Printed Name

11790 Panama City Beach Pkwy  
Witness Post Office Address  
PCB, FL 32407

THIS DEED IS NOT VALID WITHOUT THE  
PRINTED NAME, SIGNATURE, AND ADDRESS OF  
THE WITNESSES PURSUANT TO F.S. 695.26

[Signature]  
Signature of Grantor

Diana Torres  
Printed Name of Grantor

Post Office Address

Signature of Grantor

Printed Name of Grantor

Post Office Address

STATE OF Florida  
COUNTY OF Bay

Sworn to, Subscribed and Acknowledged before me by means of () physical presence or () online notarization, on this 24 day of April, 2025 by Diana Torres, who () is personally known to me or () produced identification FL DL

[Signature]  
Notary Public  
NOTARY SEAL



Marilyn Szenay  
Comm.: HH 322532  
Expires: October 17, 2026  
Notary Public - State of Florida