

Prepared by and Return To:
DOUGLAS C. ZAHM, P.A.
12425 28TH STREET NORTH, SUITE 200
ST. PETERSBURG, FL 33716

Loan Number 0062906987

DEED

THIS INDENTURE, is effective as of this 8th day of May, 2014, by and between WELLS FARGO BANK, N.A. whose post office address is One Home Campus, Des Moines, IA 50328, Grantor, and the FEDERAL NATIONAL MORTGAGE ASSOCIATION, having its principal place of business at 3900 Wisconsin Ave. NW, Washington DC 20016, Grantee.

WITNESSETH: That the said Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable considerations, lawful money of the United States of America, to it in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, had granted, bargained, sold, conveyed to the said Grantee, all of the following described land situated in Santa Rosa County, State of Florida, to-wit:

LOTS 3, 4 AND 5, AVALON BEACH, AS PER PLAT RECORDED IN PLAT BOOK "A" PAGES 1 THROUGH 10, INCLUSIVE OF THE PUBLIC RECORDS OF SANTA ROSA COUNTY, FLORIDA.

PARCEL ID # 40-1N-28-0090-656000-0030

Grantor became the record title holder of this property in its capacity as authorized servicing agent for grantee by having completed a foreclosure of a mortgage owned and held by Grantee. A certificate of title was inadvertently issued to Grantor and documentary stamps were paid on that certificate of title. This deed is to complete grantor's legal obligations to Grantee pursuant to its agreement with grantee.

TO HAVE AND TO HOLD the above described premises, with the appurtenances, unto the said Grantee, its successors and assigns, in fee simple forever.

And the said Grantor does hereby covenant with the said grantee the above described property is free from all liens and encumbrances, excepting taxes for the year 2014 and restrictions and reservations of record, if any; and will hereby warrant and defend the title against the lawful claims of

all persons claiming by, through, or under Grantor, but against none other.

IN WITNESS WHEREOF, the said Grantor has executed this deed under seal of the date first above written.

WELLS FARGO BANK, N.A.

BY: [Signature]

Phyllis A. Bittel

ATTORNEY IN FACT FOR Wells Fargo, under the Limited Power of Attorney dated 1/16/13, And is being recorded in the Public Records of Santa Rosa County, Florida One Home Campus Des Moines, IA 50328

Signed, Sealed and delivered in our Presence:

[Signature]
Signature

Danielle Woodford
Printed Name

[Signature]
Signature

Shannon Bechion
Printed Name

STATE OF FLORIDA
COUNTY OF PINELLAS

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the state and county aforesaid to take acknowledgments, personally appeared Phyllis A. Bittel, who is Personally known to me and who is known to be the individual described in and who executed the foregoing deed, and who acknowledged before me that he executed same for the purposes expressed therein.

WITNESS my hand and official Seal in the County and State last aforesaid this 5th day of May, 2014.

[Signature]
Notary Public
My commission expires: _____

(SEAL)

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