

# Warranty Deed

This Indenture, made , August 12, 2016 A.D.

**Between**  
**B&E Holdings, LLC, a Wyoming Limited Liability Company** whose post office address is: 3000 W. Nine Mile Road, Pensacola, Florida 32534, a company existing under the laws of the State of Wyoming, Grantor and **William S. Finley and Britney Elizabeth Finley, husband and wife** whose post office address is: 201 Shoreline Drive, Gulf Breeze, Florida 32561, Grantee,

**Witnesseth**, that the said Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00 ), to it in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said Grantee forever, the following described land, situate, lying and being in the County of Santa Rosa, State of Florida, to wit:

Lot 1, Block B, Casablanca Isles Subdivision, according to Plat thereof, as recorded in Plat Book 'B', At Page 45, of the Public Records of Santa Rosa County, Florida;

Less and Except the following described portion of said Lot 1: (Official Records Book 1260, Page 289) That portion of Lot 1, Block B, Casablanca Isles Subdivision, described as follows: Beginning at the Northwest corner of Lot 2, Block 'B', Casablanca Isles, a subdivision of a portion of Section 6, Township 3 South, Range 29 West, according to the plat of said subdivision recorded in Plat Book B, at Page 45 of the Public Records of Santa Rosa County, Florida; thence Southerly along the West line of said Lot 2, a distance of 25.00 feet to the Point of Beginning; thence continue the same course 135 feet; thence North 87 degrees 50 minutes West a distance of 15 feet; thence North 29 degrees 01 minutes 15 seconds East a distance of 141.11 feet to the Point of Beginning.

Subject to taxes for the current year, covenants, restrictions and easements of record, if any.

Parcel Identification Number: **063S29051000B000010**

**And** the said Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

**In Witness Whereof**, the said Grantor has caused this instrument to be executed in its name by its duly authorized officer the day and year first above written.

**B&E Holdings, LLC, a Wyoming Limited Liability Company**

By: William W. Boesch  
Its: Manager

*Signed and Sealed in Our Presence:*

Dory Bruner  
Witness Print Name: Dory Bruner

Tonja Brown  
Witness Print Name: Tonja Brown

State of Florida  
County of Escambia

The foregoing instrument was acknowledged before me this 12th day of August, 2016, by William W. Boesch, the Manager of B&E Holdings, LLC, a Wyoming Limited Liability Company , a company existing under the laws of the State of Wyoming, on behalf of the company. He/She is personally known to me or has produced \_\_\_\_\_ as identification.



**TONJIA BROWN**  
MY COMMISSION # FF 203888  
EXPIRES: April 13, 2019  
Bonded Thru Budget Notary Services

Tonja Brown (Seal)  
Notary Public  
Notary Printed Name: Tonja Brown

My Commission Expires::

**ABUTTING ROADWAY  
MAINTENANCE DISCLOSURE**

ATTENTION: Pursuant to Santa Rosa County Ordinance No. 95-05, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Santa Rosa County. **SANTA ROSA COUNTY WILL NOT ACCEPT FOR MAINTENANCE ANY ROADWAYS NOT BUILT/OR IMPROVED TO MEET COUNTY STANDARDS.** Ordinance 95-05 requires this disclosure be attached, along with other attachments, to the deed or other method of conveyance required to be made apart of the public records of Santa Rosa County, Florida. Note: Acceptance for filing by County employees of this disclosure shall in no way be construed as an acknowledgment by the County of the veracity of any disclosure statement.

NAME OF ROADWAY: SHORELINE DRIVE  
LEGAL ADDRESS OF PROPERTY: 201 Shoreline Drive, Gulf Breeze, Fl 32561

The County () has accepted ( ) has not accepted the abutting roadway for ( ) dirt, (  ) paved maintenance.

The foregoing information has been furnished by the public Works Department of Santa Rosa County, Florida..

B&E Holdings, LLC

by: William W. Boesch, Manager

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 12<sup>th</sup> day of August, 2016, by William W. Boesch, as Manager of B&E Holdings, LLC, who is personally known to me or who produced \_\_\_\_\_ as identification.

(SEAL)



TONIA BROWN  
MY COMMISSION # FF 203888  
EXPIRES: April 13, 2019  
Bonded Thru Budget Notary Services

TONIA BROWN  
MY COMMISSION # FF 203888  
EXPIRES: April 13, 2019  
Bonded Thru Budget Notary Services

Tonia Brown  
Notary Public  
Name Printed:  
Commission Number:  
Commission Expiration:

William S. Finley  
BUYER: William S. Finley

Britney Elizabeth Finley  
BUYER: Britney Elizabeth Finley

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 12<sup>th</sup> day of August, 2016, by William S. Finley and Britney Elizabeth Finley, who are personally known to me or who produced driver license as identification.

(SEAL)



TONIA BROWN  
MY COMMISSION # FF 203888  
EXPIRES: April 13, 2019  
Bonded Thru Budget Notary Services

Tonia Brown  
Notary Public  
Name Printed:  
Commission Number:  
Commission Expiration:

