

This document prepared by  
Lorraine Valenti and return to:  
Shapiro, Fishman & Gaché, LLP  
4630 Woodland Corporate Blvd., Suite 100  
Tampa, FL 33614  
SF&G: 16-303916  
FHA # 091-4221272-703-203

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**SPECIAL WARRANTY DEED**

**THIS SPECIAL WARRANTY DEED** Made this 18th day of October, 2017 by Nationwide Advantage Mortgage Company, whose post office address is 1100 Locust St., Dept. 2009, Des Moines, Iowa 50391-9000 hereinafter called the grantor, to SECRETARY OF HOUSING AND URBAN DEVELOPMENT, whose post office address is c/o Information Systems Networks Corp., Inc., Shepherd Mall Office Complex, 2401 Northwest 23<sup>rd</sup> Street, Suite 1D, Oklahoma City, OK 73107, hereinafter called the grantee:

**WITNESSETH:** That the grantor, for and in consideration of the sum of \$10.00 and other good and valuable consideration, receipt whereof is hereby acknowledged, by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto the grantee, all that certain land situate in Santa Rosa County, Florida, viz:

SEE ATTACHED EXHIBIT "A"

Parcel Identification Number: 181N28000005140000

THIS DEED IS NOT SUBJECT TO STATE OF FLORIDA DOCUMENTARY STAMP TAXES SINCE TITLE TO THE ABOVE PROPERTY WAS ACQUIRED BY GRANTOR BY FORECLOSURE OF A MORTGAGE INSURED UNDER THE NATIONAL HOUSING ACT AND IS BEING CONVEYED PURSUANT TO THE CONTRACT OF INSURANCE.

Subject to taxes for the current year and all subsequent years; and conditions, restrictions, easements, limitations, reservations and zoning ordinances of record.

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

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

AND the grantor hereby covenants with said grantee that it is lawfully seized of said land in fee simple; that it has good right and lawful authority to sell and convey said land; that it hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under the said grantor.

IN WITNESS WHEREOF the grantor has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officers thereunto duly authorized, the day and year first above written.

Nationwide Advantage Mortgage Company

Signed, sealed and delivered in the presence of:

\*By: [Signature]  
Printed Name: Lisa A Nicholson  
Vice President

\*Witness Signature: [Signature]  
Printed Name: Joyce H. Welch

\*ATTEST: [Signature]  
Printed Name: Carrie L Neal  
Associate Vice President

\*Witness Signature: [Signature]  
Printed Name: Jessica Davidson

(Corporate Seal)

STATE OF IOWA

SS.

COUNTY OF POLK

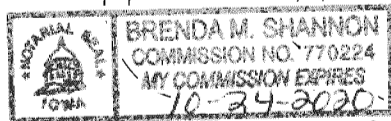


The forgoing instrument was acknowledged before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, on this 18th day of October, 2017, by Lisa A Nicholson as Vice President [title] and Carrie L Neal as Associate Vice President [title] of Nationwide Advantage Mortgage Company, appearing on behalf of and as an authorized signatory for said company. He/she/they [] is/are personally known to me or [] produced \_\_\_\_\_ as identification.

PARCEL ID# 181N28000005140000  
16-303916  
FHA 091-4221272-703-203

\* [Signature]  
NOTARY PUBLIC  
Name of Notary: Brenda M Shannon

My commission expires: 10-24-2020



COPY

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EXHIBIT "A"

LOT 17, BLOCK B, HERITAGE FARMS, DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHWEST CORNER OF SECTION 18, TOWNSHIP 1 NORTH, RANGE 28 WEST, SANTA ROSA COUNTY, FLORIDA; THENCE RUN NORTH 89 DEGREES 44 MINUTES 12 SECONDS EAST ALONG THE SOUTH LINE OF SAID SECTION 18 FOR 224.09 FEET; THENCE RUN NORTH 00 DEGREES 28 MINUTES 17 SECONDS WEST FOR 473.20 FEET; THENCE RUN NORTH 75 DEGREES 00 MINUTES 00 SECONDS EAST FOR 42.24 FEET; THENCE RUN NORTH 15 DEGREES 00 MINUTES 00 SECONDS WEST FOR 50.00 FEET TO A POINT OF CURVATURE; THENCE RUN NORTHEASTERLY ALONG A CURVE CONCAVE TO THE NORTH (R = 484.40 FEET) THRU A CENTRAL ANGLE, OF 24 DEGREES 17 MINUTES 20 SECONDS FOR AN ARC DISTANCE OF 205.35 FEET; THENCE RUN NORTHERLY ALONG A CURVE CONCAVE TO THE NORTHEAST ( R = 198.41 FEET) THRU A CENTRAL ANGLE OF 39 DEGREES 40 MINUTES 20 SECONDS WEST FOR AN ARC DISTANCE OF 137.38 FEET; THENCE RUN NORTH 00 DEGREES 23 MINUTES 00 SECONDS EAST FOR 721.02 FEET TO A POINT OF CURVATURE; THENCE RUN NORTH ALONG A CURVE CONCAVE TO THE WEST (R = 401.91 FEET) THRU A CENTRAL ANGLE OF 23 DEGREES 50 MINUTES FOR AN ARC DISTANCE OF 168.12 FEET TO THE POINT OF BEGINNING; THENCE RUN NORTH 23 DEGREES 35 MINUTES 00 SECONDS WEST FOR 100.00 FEET; THENCE RUN NORTH 66 DEGREES 25 MINUTES 00 SECONDS EAST FOR 200.00 FEET; THENCE RUN SOUTH 23 DEGREES 35 MINUTES 00 SECONDS EAST FOR 100.00 FEET; THENCE RUN SOUTH 66 DEGREES 25 MINUTES 00 SECONDS WEST FOR 200.00 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT THE NORTHERLY 10 FEET THEREOF.

TOGETHER WITH A 2002 NOBILITY HOMES DOUBLE-WIDE MOBILE HOME FLORIDA VIN#N8-10711A AND VIN#N8-10711B

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