

Prepared by:
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Parcel ID Nos.: 09-1N-27-3316-00A00-0010, 09-1N-27-3316-00A00-0020,
09-1N-27-3316-00A00-0030, 09-1N-27-3316-00A00-0040, 09-1N-27-3316-00A00-0050,
09-1N-27-3316-00B00-0010, 09-1N-27-3316-00B00-0020, 09-1N-27-3316-00B00-0030,
09-1N-27-3316-00B00-0040, 09-1N-27-3316-00B00-0050, 09-1N-27-3316-00B00-0060,
09-1N-27-3316-00B00-0070, 09-1N-27-3316-00B00-0080, 09-1N-27-3316-00B00-0090,
09-1N-27-3316-00B00-0100, & 09-1N-27-3316-00B00-0110

STATE OF FLORIDA
COUNTY OF SANTA ROSA

WARRANTY DEED

This indenture made this 30 day of July 2019, by and between
PULLUM COMMERCE PARK, LLC, an inactive Florida limited liability company, in the winding
of its affairs (the "Grantor"), whose mailing address is 8494 Navarre Parkway, Navarre, Florida 32566,
and FIRST CITY BANK OF FLORIDA, (the "Grantee"), whose mailing address is 135 Perry Avenue
SE, Fort Walton Beach, FL 32548.

WITNESSETH:

For and in consideration of the sum of Ten Dollars (\$10.00) in hand paid by Grantee to Grantor at
or before the execution, sealing, and delivery hereof, and other good and valuable consideration, the receipt
and sufficiency of which is hereby acknowledged, Grantor has and hereby does grant, bargain, sell and
convey unto Grantee, its successors and assigns, all that tract or parcel of land lying and being in Santa
Rosa County, Florida and being more particularly described as follows:

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF SANTA
ROSA, STATE OF FLORIDA, AND IS DESCRIBED AS FOLLOWS:

LOTS 1, 2, 3, 4 AND 5, BLOCK A; LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15 AND 30, BLOCK
B AND LOT 6, BLOCK G, PULLUM COMMERCE PARK, ACCORDING TO THE PLAT
THEREOF AS RECORDED IN PLAT BOOK 11, PAGES 18 AND 19, OF THE PUBLIC RECORDS
OF SANTA ROSA COUNTY, FLORIDA.

To have and to hold the said tract or parcel of land, together with any and all of the rights, members
and appurtenances thereof to the same being, belonging or in anywise appertaining to the only proper use,
benefit and behoof of Grantee forever, in fee simple; and

Grantor does hereby warrant and shall ever defend the right and title to said tract or parcel of land
unto Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

THE GRANTEE HEREBY DISCLAIMS ANY MERGER OF TITLE AND PRESERVES THE
RIGHTS OF THE LENDER UNDER THAT HYPOTHECATION MORTGAGE BETWEEN
PULLUM COMMERCE PARK, LLC, A FLORIDA LIMITED LIABILITY COMPANY, AS
GRANTOR, WILLIAM A. PULLUM AND BART R. PULLUM AS DEBTORS, AND FIRST CITY
BANK OF FLORIDA, AS LENDER, DATED OCTOBER 19, 2011 AND RECORDED ON
OCTOBER 21, 2011 IN OFFICIAL RECORDS BOOK 3089, PAGE 289, OF THE PUBLIC
RECORDS OF SANTA ROSA COUNTY, FLORIDA.

THIS DEED DOES NOT CONSTITUTE A MERGER OF TITLE IN THE GRANTEE OR A
RELEASE OF LIABILITY TO THE GRANTOR OR GUARANTORS OF THE LOAN. THE
GRANTEE HEREBY SPECIFICALLY RESERVES THE RIGHT TO FORECLOSE THE
MORTGAGES AS SPECIFIED ABOVE AGAINST ANY INFERIOR INTEREST, RIGHT, OR
TITLE OF ANYONE SUBORDINATE TO THE MORTGAGES.

Subject to all Restrictive Covenants, easements and conditions of record hereby not reimposed, and
ad valorem real property taxes for the year 2018, and all subsequent years.

Subject to:

1. Easement granted to Okaloosa County Gas District by instrument recorded in Book 976, Page 90.
2. Easement granted to Okaloosa County Gas District by instrument recorded in Book 2176, Page 659.
3. Subject to Deed of Easement recorded in Book 2249, Page 9.
4. Oil, gas and mineral reservations contained in instrument recorded in Book 556, Page 453.

Grantor covenants with Grantee that Grantor is lawfully seized of the property in fee simple; that Grantor has good right and lawful authority to sell and convey the property; and that Grantor warrants the title to the property for any acts of Grantor and will defend it against the lawful claims of all persons whatsoever.

Signed, sealed and delivered by Grantor the day and year first above written.

Witnesses:

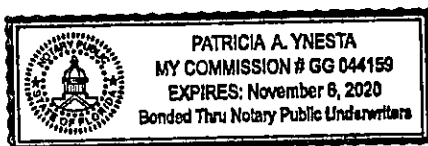
PULLUM COMMERCE PARK, LLC,
a Florida limited liability company,
in the winding of its affairs

[Signature]
Print Witness Name: Laura Jackson
[Signature]
Print Witness Name: Phillip D. Price

By: *[Signature]*
Betty Pullum
As its Authorized Member / Manager

STATE OF FLORIDA
COUNTY OF Santa Rosa

This document was executed before me this 30 day of July, 2019, by Betty Pullum, as the Authorized Member / Manager of PULLUM COMMERCE PARK, LLC, an inactive Florida limited liability company, in the winding of its affairs, who X is personally known to me OR _____ produced the following identification: _____



[Signature]
Notary Public