

After Recording Return to:  
Donna Perritt  
West Florida Title Company of Milton, Inc.  
5220 Willing Street  
Milton, FL 32570

This Instrument Prepared by:  
Donna Perritt  
West Florida Title Company of Milton, Inc.  
5220 Willing Street  
Milton, FL 32570  
as a necessary incident to the fulfillment of conditions  
contained in a title insurance commitment issued by it.

Property Appraisers Parcel I.D. (Folio) Number(s):  
09-1N-28-0000-02602-0000  
File No.: 2020-437-O

### WARRANTY DEED

This Warranty Deed, Made the 4th day of September, 2020, by **William R. Rollo and Jerry D. Mitchell, as their non-homestead property**, whose post office address is: **P.O. Box 894, Milton, FL 32572**, hereinafter called the "Grantor", to **MKR Holdings, Inc.**, whose post office address is: **6406 Hwy 90, Milton, FL 32570**, hereinafter called the "Grantee".

**WITNESSETH:** That said Grantor, for and in consideration of the sum of **Ten Dollars and No Cents (\$10.00)** and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, all that certain land situate in **Santa Rosa County, Florida**, to wit:

See Attached Exhibit "A"

**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 the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2019. Subject to covenants, reservations, restrictions, limitations, easements and agreements of record, if any and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any.

*(The terms "Grantor" and "Grantee" herein shall be construed to include all genders and singular or plural as the context indicates.)*

**IN WITNESS WHEREOF**, Grantor has hereunto set Grantor's hand and seal the day and year first above written.

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES  
**TWO SEPARATE DISINTERESTED WITNESSES REQUIRED**

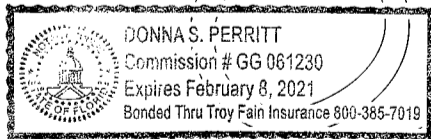
Witness Signature: Donna S. Perritt William R. Rollo  
Printed Name: Donna S. Perritt William R. Rollo

Witness Signature: Deborah C. Beach Jerry D. Mitchell  
Printed Name: Deborah C. Beach Jerry D. Mitchell

State of Florida  
County of Santa Rosa

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 4th day of September, 2020 by William R. Rollo and Jerry D. Mitchell, as their non-homestead property. He/She/They is/are  Personally Known OR  Produced \_\_\_\_\_ as Identification.

Donna S. Perritt  
Notary Public Signature (SEAL)  
Printed Name:  
My Commission Expires: \_\_\_\_\_  
 Online Notary (Check Box if acknowledgment done by Online Notarization)



Large stylized handwritten letters 'R' and 'Y' in the bottom right corner.

**EXHIBIT A  
LEGAL DESCRIPTION**

Begin at the intersection of the West line of the Southwest quarter of the Northeast quarter of Section 9, Township 1 North, Range 28 West, Santa Rosa County, Florida, and the Northerly right of way line of U.S. Highway 90 (200' R/W); thence go Northwesterly along said curve having a radius of 5604.58 feet, an arc distance of 100.00 feet (CH=99.99, CH BRG=N 41° 27' 48" E); thence go North 52° 07' 23" West a distance of 80.69 feet to the intersection of said West line of Southwest quarter of the Northeast quarter; thence go South 01° 09' 22" West along said West line a distance of 124.50 feet to the Point of Beginning.

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