

Prepared by:

Haskins Law, LLC
3400 South Tamiami Trail, Suite 201
Sarasota, Florida 34239

File Number: 6431 SELLERS

General Warranty Deed

Made this August 30, 2022 A.D. By **William R. Snow**, whose address is: 5245 English Oak Dr, Milton, Florida 32571, hereinafter called the grantor, to **4 Seasons PRFC LLC**, a Florida limited liability company, whose post office address is: 5553 Hwy 90, Pace, Florida 32571, hereinafter called the grantee:

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth, that the grantor, for and in consideration of the sum of Ten Dollars, (\$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, viz:

LOT 28, BLOCK 2, MEADOWBROOK SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK "B", PAGE 13, PUBLIC RECORDS OF SANTA ROSA COUNTY, FLORIDA, BEING IN SECTION 33, TOWNSHIP 2 NORTH, RANGE 28 WEST IN SANTA ROSA COUNTY, FLORIDA.

Parcel ID Number: 33-2N-28-2380-0200-0280

Said property is not the homestead of the Grantor under the laws and constitution of the State of Florida in that neither Grantor nor any members of the household of Grantor reside thereon.

Subject to taxes for 2022 and subsequent years; covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

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, 2021.

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In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

Kimberly P. Braun
Witness Printed Name Kimberly P. Braun

Caitlyn Smith
Witness Printed Name Caitlyn Smith

William R. Snow (Seal)
William R. Snow
Address: 5245 English Oak Dr, Milton, Florida 32571

State of Florida
County of Santa Rosa

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 20th day of August, 2022 by **William R. Snow** who are personally known to me or have produced a driver's license as identification.

Robert R. Otwell Jr.
Notary Public
Print Name: Robert R. Otwell Jr.
My Commission Expires: August 17th, 2026

