

Prepared by:

Adrianna La Kam
HomePartners Title Services LLC
1535 Three Village Road
Weston, FL 33326

Return to:

HomePartners Title Services LLC
Adrianna La Kam
1535 Three Village Road
Weston, FL 33326

Incident to the issuance of a title insurance commitment.

File Number: 180-10148

Consideration: \$159,900.00

(Space Above This Line For Recording Data)

Warranty Deed

This Warranty Deed made this 9th day of May, 2018, by

Kym Louis Fuchs a/k/a Kym L. Fuchs and Donald Otto Fuchs a/k/a Donald O. Fuchs, wife and husband
whose post office address is 181 W. Carribean, Port Saint Lucie, FL 34952, Grantor

to

Lauren Quintero, a single woman, and Norma Quintero, a single woman, as joint tenants with right of survivorship
whose post office address is 597 NW Fairfax Avenue, Port Saint Lucie, FL 34983, Grantees

(Whenever used herein the terms "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, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in the **St. Lucie County, Florida**, to-wit:

Lot 1, Block 52, PORT ST. LUCIE SECTION TWENTY FIVE, according to the map or plat thereof, as recorded in Plat Book 13, Page(s) 32, 32A through 32I, of the Public Records of St. Lucie County, Florida.

Parcel Identification Number: 3420-620-1360-000-1

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 for the year of closing and subsequent years, restrictions, reservations, covenants and easements of record, if any.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

[Signature]
Witness Signature:
Printed Name: Michael L. Angell

[Signature]
Kym Louise Fuchs

[Signature]
Witness Signature:
Printed Name: Jodi L Castoro

[Signature]
Donald Otto Fuchs

State of Florida
County of St. Lucie

The foregoing instrument was acknowledged before me this 9 day of May, 2018, by **Kym Louise Fuchs and Donald Otto Fuchs, wife and husband**, who are personally known to me or have produced Florida Drivers License as identification.

[Signature]
Notary Public
Printed Name: Jodi L. Castoro
My Commission Expires: 7/9/21

