

This instrument prepared by:

Seymour N. Singer, Esq.
Seymour N. Singer, P.A.
7401 Wiles Road, Suite 230
Coral Springs, Florida 33067

Property Appraisers Parcel ID Numbers:

3420-565-1110-000-6
3420-565-1111-000-3
3420-565-1112-000-0
3420-565-1126-000-1
3420-565-1127-000-8
3420-565-1128-000-5
3420-565-1129-000-2
3420-565-1130-000-2

WARRANTY DEED

(Wherever used herein the terms "first party" and "second party" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, and all pronouns and any variations thereof shall be deemed to refer to the masculine, feminine, neuter, singular or plural wherever the context so admits or requires.)

THIS INDENTURE made this 23rd day of December, A.D. 2021 by and between **GATLIN POINTE 26 LLC**, a Florida limited liability company, whose post office address is: 800 SE 4 Avenue, Suite 804, Hallandale Beach, FL 33009 (party of the first part), and **GATLIN POINTE 18 LLC**, a Florida limited liability company, whose post office address is: 800 SE 4 Avenue, Suite 804, Hallandale Beachpo, FL 33009 (party of the second part).

WITNESSETH, That the said party of the first part, in consideration of the sum of Ten and 00/100 Dollars (\$10.00), to it in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said party of the second part, its heirs, successors, and assigns forever, the following described land, situate, and being in the County of St. Lucie, State of Florida, to-wit:

Lots 12, 14 and 15, LESS the North 30 feet, respectively, by Stipulated Order of Taking and Final Judgment recorded in Official Records Book 1487, Page 2697; and Lots 31 and 32, all in Block 1388, PORT ST. LUCIE SECTION FOURTEEN, according to the map or plat thereof, as recorded in Plat Book 13, Pages 5, 5A through 5F, of the Public Records of St. Lucie County, Florida; and

The South 95 feet of Lot 13; All of Lots 28 and 29, Block 1388, PORT ST. LUCIE SECTION FOURTEEN, according to the Plat thereof recorded in Plat Book 13, Page(s) 5, 5A through 5F, of the Public Records of St. Lucie County, Florida; and

Lot 30, Block 1388, of PORT ST. LUCIE SECTION FOURTEEN, according to the Plat thereof recorded in Plat Book 13, Pages 5, 5A through F, of the Public Records of St. Lucie County, Florida.

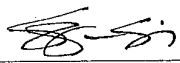
NOTICE TO RECORDER: This conveyance is not subject to documentary stamp tax as it represents a conveyance of unencumbered property from the Grantor to a limited liability company which is owned by the same members in the same interests as the Grantor.

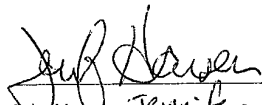
SUBJECT TO: Easements, restrictions, covenants and reservations of record, if any, without intent to reimpose any of the same, and taxes for the year 2021 and subsequent years, not yet due and payable.

And the said party of the first part does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

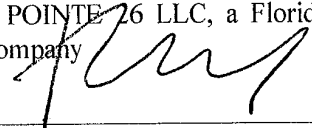
IN WITNESS WHEREOF, The said party of the first part has hereunto set his hand and seal the day and year first above written.

Signed, sealed and delivered in the presence of:


 Print Name: SEYMOUR N. SINGER


 Print Name: JENNIFER L. HANSEN

GATLIN POINTE 26 LLC, a Florida limited liability company

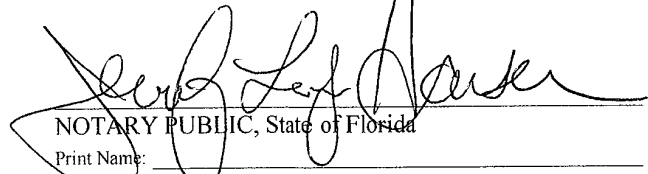
By: 
 Print Name: FREDDY BOULTON
 Title: Manager

STATE OF FLORIDA)
) §§
 COUNTY OF BROWARD)

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 23rd day of December, 2021 by FREDDY BOULTON, Manager of GATLIN POINTE 26 LLC, a Florida limited liability company, on behalf of the company, who ☒ is personally known to me or who ☐ has produced _____ as identification.

[NOTARY SEAL]




 NOTARY PUBLIC, State of Florida
 Print Name: _____
 My Commission Expires: _____