

Prepared by and return to:  
Marian M. Bechtel  
Paralegal  
Shayna M. Bechtel, P.L.  
3731 NE Pineapple Avenue Suite A  
Jensen Beach, FL 34957  
772-225-5830  
File Number: 20110048  
Will Call No.:

[Space Above This Line For Recording Data]

## Warranty Deed

**This Warranty Deed** made this 8th day of December, 2011 between Tara A. Hanson, a single woman whose post office address is 481 SE Faith Terrace, Port St. Lucie, FL 34983 and Terrie Rhodes Hui, a single woman whose post office address is 2757 SW Ann Arbor Road, Port St. Lucie, FL 34953, grantor, and Lisa M. Varian, an unmarried person whose post office address is 23 Pearce Avenue, Eatontown, NJ 07724, grantee:

(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 Saint Lucie County, Florida to-wit

**Lot 8, Block 314, PORT ST. LUCIE SECTION TWO, according to the plat thereof as recorded in Plat Book 12, Page 12, Public Records of Saint Lucie County, Florida.**

**Parcel Identification Number: 3420-505-0672-000/0**

**Subject to taxes for 2012 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, 2011.

DoubleTime®

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:

Shayna Bechtel  
Witness Name: Shayna Bechtel

Tara A. Hanson (Seal)  
Tara A. Hanson

M. M. Bechtel  
Witness Name: Marian M. Bechtel

Terrie Rhodes Hui (Seal)  
Terrie Rhodes Hui

Shayna Bechtel  
Witness Name: Shayna Bechtel

M. M. Bechtel  
Witness Name: Marian M. Bechtel

State of Florida  
County of Martin

The foregoing instrument was acknowledged before me this 8th day of December, 2011 by Tara A. Hanson, who  is personally known or  has produced a driver's license as identification.

[Notary Seal]



Marian M. Bechtel  
Notary Public

Printed Name: \_\_\_\_\_

My Commission Expires: \_\_\_\_\_

State of Florida  
County of Martin

The foregoing instrument was acknowledged before me this <sup>7</sup>8th day of December, 2011 by Terrie Rhodes Hui, who  is personally known or  has produced a driver's license as identification.

[Notary Seal]



Marian M. Bechtel  
Notary Public

Printed Name: \_\_\_\_\_

My Commission Expires: \_\_\_\_\_