

JOSEPH E. SMITH, CLERK OF THE CIRCUIT COURT
SAINT LUCIE COUNTY
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Prepared by and Return to:
Sue Meltner, an employee of
First International Title, Inc.
201 SW Port St. Lucie Blvd.
Suite 205
Port St. Lucie, FL 34984
File No.: 172443-40

THIS DEED IS BEING RE-RECORDED TO ADD THE TAX ID NUMBER FOR PARCEL TWO
WARRANTY DEED

This indenture made on September 14, 2020, by **Spectro Technical Services, Inc., a Florida corporation** whose address is: 10541 Versailles Blvd., Wellington, FL 33449 hereinafter called the "grantor",

to **Hernandez Builders Management, LLC, a Florida limited liability company** whose address is: 2603 SW Acco Rd., Port St. Lucie, FL 34953, hereinafter called the "grantee":

(Which terms "Grantor" and "Grantee" shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same)

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 **St. Lucie County, Florida**, to-wit:

Parcel 1

Lot 1, MANSION ESTATES, according to the Plat thereof as recorded in Plat Book 38, Page(s) 14, of the Public Records of ST. LUCIE County, Florida.

Parcel 2

Lot 2, MANSION ESTATES, according to the Plat thereof as recorded in Plat Book 38, Page(s) 14, of the Public Records of ST. LUCIE County, Florida.

Parcel Identification Number: 4301-700-0001-000/2 and 4301-700-0002-000/9

Subject to all reservations, covenants, conditions, restrictions and easements of record and to all applicable zoning ordinances and/or restrictions imposed by governmental authorities, if any.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in any way 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 31st of 2019.

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

Spectro Technical Services, Inc., a Florida corporation

By: [Signature]
Olga Utevskeya, President

Signed, sealed and delivered in our presence:

[Signature]
1st Witness Signature
Print Name: Elena A. Kuznetsova

[Signature]
2nd Witness Signature
Print Name: Frankie Gauthier

State of FLORIDA

County of St. Lucie

The Foregoing Instrument Was Acknowledged before me by means of (X) physical presence or () online notarization on September 11, 2020 by **Olga Utevskeya, President of Spectro Technical Services, Inc., a Florida corporation** who () is/are personally known to me or who () has/have produced the following as identification: drivers license

[Signature]
Notary Public
Printed Name: Melissa Wall
My Commission expires: 10/06/2021

