



Prepared by and return to:

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## Warranty Deed

(STATUTORY FORM - SECTION 689.02, F.S.)

This Indenture made this 27th day of January, 2006 between Robert Massy and Monique Massy, husband and wife, whose post office address is 36 East 14th Street, Riviera Beach, FL 33404, of the County of Palm Beach, State of Florida, grantor\*, and Gerald Properties, LLC, a Florida limited liability company, whose post office address is 5730 Corporate Way, Suite 120, West Palm Beach, FL 33407, of the County of Palm Beach, State of Florida, grantee\*,

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 Palm Beach County, Florida, to-wit:

Lot 7, Block 9, INLET GROVE, according to the Plat thereof, recorded in Plat Book 8, Page 14, of the Public Records of Palm Beach County, Florida.

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

\* "Grantor" and "Grantee" are used for singular or plural, as context requires.

### SUBJECT TO:

1. Zoning and/or restrictions or prohibitions imposed by governmental authority.
2. All reservations, restrictions, covenants, easements, conditions and other matters of record, none of which are reimposed hereby.
3. Taxes and assessments for the current year, which not yet due and payable.

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

DoubleTimes

Signed, sealed and delivered in our presence:

Witness Name: [Signature]

Witness Name: Edward Munn  
Edward Munn

[Signature] (Seal)  
Robert Massy

[Signature] (Seal)  
Monique Massy

State of Florida  
County of Palm Beach

The foregoing instrument was acknowledged before me this 27th day of January, 2006 by Robert Massy and Monique Massy, who ☐ are personally known or ☒ have produced a driver's license as identification.

[Notary Seal]

[Signature]  
Notary Public

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

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

