

1901 Orange Ave - 2170

Prepared by:  
Cindy Lou Witholt  
1100 Harman Road  
Fort Pierce, Florida 34947

RETURN TO:  
Joe Zito  
1901 Orange Avenue  
Fort Pierce, Florida 34930

PURCHASE PRICE: \$70,000.00

### Warranty Deed

Made this July 21<sup>st</sup>, 2020 A.D. By Abdeljebbar Elhakkari, a married man, whose post office address is: 1103 Kingwood Lane, Fort Pierce, Florida 34982, hereinafter called the grantor, to Joseph D. Zito, a married man, whose post office address is: 11E South U.S. Highway 1, Fort Pierce, Florida 34930, hereinafter called the grantee:

(Wherever 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.)

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, alienes, remises, releases, conveys and confirms unto the grantee, all that certain land situate in St. Lucie County, Florida, viz:

Lot 1, Less the North 15 feet and the South 62 feet, Block 1, Revised Plat of Baker's Subdivision, according to the Plat thereof, as recorded in Plat Book 8, Page(s) 62, of the Public Records of St. Lucie County, Florida.

Said property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) or any members of the household of Grantor(s) reside thereon.

Parcel ID Number: 3409-702-0001-0001

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 whatsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2019.

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

LASHAWN LOGAN  
Witness Printed Name

Abdeljebbar Elhakkari (Seal)  
Address: 1103 Kingwood Lane, Fort Pierce, Florida 34982

Joseph D. Zito  
Witness Printed Name  
State of Florida  
County of St. Lucie

Not Kingswood Ln Fort Pierce, FL 34982  
LOU PARSONS  
Commission Expires May 28, 2021  
Notary Public State of Florida