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Prepared by:
John W. Monroe, Jr.
Emmanuel, Sheppard & Condon
30 South Spring Street
Pensacola, Florida 32502
File Number: A0458-143151
Parcel ID Number:

R

Warranty Deed

This WARRANTY DEED, dated June 21, 2018 A.D. By:

Holiday Builders, Inc., a Florida corporation

whose address is: 2293 W. Eau Gallie Blvd., Melbourne, Florida 32935,
hereinafter called the GRANTOR, to:

Adams Homes of Northwest Florida, Inc., a Florida corporation

whose post office address is: 3000 Gulf Breeze Parkway, Gulf Breeze, Florida 32563,
hereinafter called the GRANTEE:

(Whenever used herein the term "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, aliens, remises, releases, conveys and confirms unto the GRANTEE, all that certain land situate in Hernando County, Florida, viz:

SEE ATTACHED EXHIBIT "A"

Subject to covenants, conditions, restrictions, limitations, easements and agreements of record, if any; taxes and assessments for the year 2018 and subsequent years; and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, 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 except as above noted, 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.

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

Signed, sealed and delivered in the presence of the following witnesses:

Tina E. Suiter
Witness Printed Name Tina E. Suiter

Michelle Dally
Witness Printed Name Michelle Dally

State of Florida
County of Brevard

Holiday Builders, Inc., a Florida corporation

BY:

Indira Sarju, Assistant Vice-President (Seal)

The foregoing instrument was sworn to, subscribed and acknowledged before me this 21st day of June, 2018, by Indira Sarju, Assistant Vice-President of Holiday Builders, Inc., a Florida corporation, who is personally known to me or who has produced _____ as identification.

Notary Public
Print Name: _____

My Commission Expires: _____



RENEE JENKINS
MY COMMISSION # FF 182078
EXPIRES: December 22, 2018
Bonded Thru Budget Notary Services

2008023025

ROBIN 2557/207



LT1-2-2008023025-1

Record and Return to:
Indira Sarju
Holiday Builders, Inc.
3942 W. Eau Gallie Blvd.
Melbourne, FL 32934

OFFICIAL RECORDS
BK: 2557 PG: 207



LT2-2557-207-1

CERTIFIED CORPORATE RESOLUTION

I, Bonnie Doss, Secretary of Holiday Builders Inc., a Corporation duly organized and existing under the laws of the State of Florida, do hereby certify that I have access to the records and minutes of the proceedings of the Board of Directors of said Corporation: that the resolution set forth below was duly adopted by the Unanimous Written Consent of said Board of Directors as of this 24th day of March, 2008 that said resolution and the adoption thereof are consistent with the laws of said State, and with the Articles of Incorporation and the by-laws of said Corporation; and that said resolution has not been revoked or amended and is now in full force and effect.

RESOLVED that, **Indira Sarju**, Assistant Vice President of this Corporation in any county where this company conducts business, is hereby authorized and empowered, on behalf of this Corporation, to execute and deliver; (1) applications, notes, mortgages and any documents necessary to procure financing on behalf of the Corporation that is incidental to the business of the Corporation, and (2) sales contracts, deeds of conveyance and all other documents which are relevant to the sale and closing of the sale of homes to the consumer and any other documents necessary to accomplish the purpose of this resolution.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the Corporate Seal of said Corporation on this 24 day of Mar, 2008.

Richard Fadil, Executive Vice-President
Holiday Builders, Inc.

04/28/2008 9:39AM # Pages 1
Filed & Recorded in Official Records of
HERNANDO COUNTY CLERK OF COURT
KAREN NICOLAI

Bonnie Doss, Secretary
Holiday Builders, Inc.

STATE OF FLORIDA
COUNTY OF BREVARD

On this 24 day of Mar, 2008, Richard Fadil, Executive Vice-President of Holiday Builders Inc. and Bonnie Doss, Secretary of Holiday Builders Inc. personally appeared before me, a notary public, and acknowledged and executed the above instrument. The signatory is personally known to me.

Notary Public in and for the state of Florida
My commission expires: _____



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Emmanuel, Sheppard & Condon
30 South Spring Street
Pensacola, Florida 32502
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EXHIBIT "A"

Lot 12, Block 169, Spring Hill Unit 4, according to the map or plat thereof as recorded in Plat Book 7, Pages 87 through 95, inclusive, of the Public Records of Hernando County, Florida.

Lot 14, Block 182, Spring Hill 4, according to the map or plat thereof as recorded in Plat Book 7, Pages 87 through 95, inclusive, of the Public Records of Hernando County, Florida.

Lot 10, Block 743, Spring Hill Unit 12, according to the map or plat thereof as recorded in Plat Book 8, Pages 74 through 83, inclusive, of the Public Records of Hernando County, Florida.

Lot 16, Block 1827 of replat of tract "E" of Spring Hill Unit 20 and a replat of portions of Spring Hill Units 18, 19 and 20 and a second replat of Spring Hill Units 18 and 19, according to the map or plat thereof as recorded in Plat Book 17, Pages 41 and 42, of the Public Records of Hernando County, Florida.

Lot 8, Block 1269, Spring Hill Unit 20, according to the map or plat thereof as recorded in Plat Book 9, Pages 65 through 80, inclusive, of the Public Records of Hernando County, Florida.

Lot 1, Block 1507, Spring Hill Unit 22, according to the map or plat thereof as recorded in Plat Book 10, Pages 31 through 43, inclusive, of the Public Records of Hernando County, Florida.

Lot 4, Block 1592, Spring Hill Unit 23, according to the map or plat thereof as recorded in Plat Book 10, Pages 44 through 52, inclusive, of the Public Records of Hernando County, Florida.