

Prepared by and return to:

Blanca Leon
Giannell Title, LLC
3343 West Commercial Boulevard
Suite 100
Fort Lauderdale, FL 33309
(954) 449-6896
File No 22-1150-2

Parcel Identification No Property 1:
R15-223-17-4230-0000-3690

[Space Above This Line For Recording Data]

WARRANTY DEED

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

This indenture made the **22nd day of February, 2022** between **Mark D. Schafflein, an unmarried man**, whose post office address is **335 East Linton Boulevard, B14 Box 2085, Delray Beach, FL 33483**, of the County of Palm Beach, State of Florida, Grantor, to **RE Property Holdings, LLC, a Florida Limited Liability Company**, whose post office address is **600 Silks Run, 2270, Hallandale Beach, FL 33009**, of the County of Broward, State of Florida, Grantee:

Witnesseth, that said Grantor, for and in consideration of the sum of TEN DOLLARS (U.S.\$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 Hernando, Florida, to-wit:

Lot W369, Weeki-Wachee Woodlands Unit No. 1, according to the map or plat thereof, as recorded in Plat Book 6, Page(s) 88A through 88B, of the Public Records of Hernando County, Florida.

8002 Mohawk Trail, Spring Hill, FL 34606

Grantor warrants that at the time of this conveyance, the subject property is not the Grantor's homestead within the meaning set forth in the constitution of the State of Florida, nor is it contiguous to or a part of a homestead property. Grantor's residence and homestead address is: 335 East Linton Boulevard, B14 Box 2085, Delray Beach, FL 33483.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

Subject to taxes for 2022 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

TO HAVE AND TO HOLD the same in fee simple forever.

And Grantor hereby covenants with the Grantee that the Grantor is lawfully seized of said land in fee simple, that Grantor has good right and lawful authority to sell and convey said land and 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, Grantor has hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:



Mark D. Schaftlein



WITNESS

PRINT NAME: Justin Patrick Osher



WITNESS

PRINT NAME: ADAM KEITH OSHER

STATE OF FLORIDA

COUNTY OF Palm Beach

The foregoing instrument was acknowledged before me by means of (X) physical presence or () online notarization this 22nd day of February, 2022, by Mark Schaftlein. Personally Known () OR Produced Identification (X) Type of Identification Produced: a valid driver license



Signature of Notary Public

Print, Type/Stamp Name of Notary

Justin Patrick Osher

