

Prepared by
Tina Sentovich, an employee of
First American Title Insurance Company
5000 Tamiami Trail North
Naples, Florida 34103
(877)833-1754

Return to: Grantee

File No.: 2084-2281667
Consideration: \$180,000.00

WARRANTY DEED

This indenture made on **April 15, 2016** A.D., by

Steven Ronald Taylor and Pamela Ann Taylor, husband and wife

whose address is: **346 Kinellan Lane, Cary, NC 27519**
hereinafter called the "grantor", to

Joseph J. Traina

whose address is: **6046 Huntington Woods Drive, Unit 138-4, Naples, FL 34112**
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 **Collier County, Florida**, to-wit:

Living Unit No. 4, of HUNTINGTON WOODS, a planned residential community according to the Declaration of Covenants, Conditions and Restrictions for Huntington Woods recorded May 6, 1986 in Official Records Book 1193, Pages 503 through 556, inclusive, and further described in Condominium Plat Book 27, Pages 121 through 122, inclusive, of the Public Records of Collier County, Florida, and more particularly described as follows:

Part of the Southwest Quarter of Section 16, Township 50 South, Range 26 East, Collier County, Florida, being more particularly described as follows: Commencing at the Southwest corner of said Section 16, thence South 89 degrees 25' 20" East along the Southerly line of Said Section 16 a distance of 551.08 feet; thence leaving said Southerly line North 0 degrees 16' 50" West 365.02 feet to the point of beginning and the Southwest Corner of Parcel 4 herein described; thence continue North 0 degrees 16' 50" West 48.58 feet; thence North 89 degrees 43' 10" East 53.50 feet; thence South 0 degrees 16' 50" East 48.58 feet; thence South 89 degrees 43' 10" West 53.50 feet to the point of beginning of Parcel 4 herein described.

Parcel Identification Number: **00424080004**

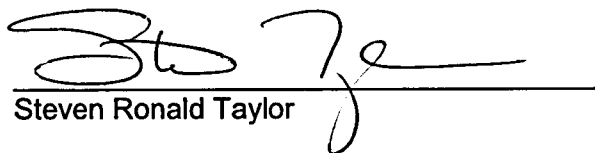
Subject to all reservations, covenants, conditions, restrictions and easements of record and to all applicable zoning ordinances and/or restrictions imposed by governmental authorities, if any.

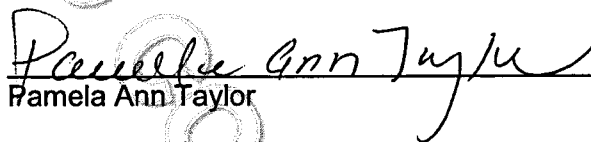
Together with all the tenements, hereditaments and appurtenances thereto belonging or in any way appertaining.

To Have and to Hold, the same in fee simple forever.

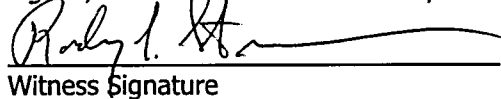
And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31st of 2015.

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

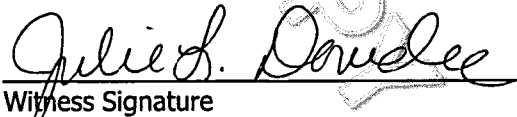

Steven Ronald Taylor


Pamela Ann Taylor

Signed, sealed and delivered in our presence:


Witness Signature

Print Name: Rodney Stevenson

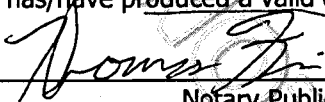

Witness Signature

Print Name: Julie L. Dowdee

State of North Carolina

County of Durham

The Foregoing Instrument Was Acknowledged before me on **April 13, 2016**, by **Steven Ronald Taylor and Pamela Ann Taylor, husband and wife** who is/are personally known to me or who has/have produced a valid driver's license as identification.


Notary Public

Thomas Keiger
(Printed Name)

My Commission expires: 11/15/2020

