

\$ 200,000 Consideration
\$ 1,400.00 Documentary Stamps
\$ Intangible Taxes
\$ 18.50 Recording Fee

PREPARED BY:

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RETURN TO:

Bond, Schoeneck & King, PLLC
4001 Tamiami Trail North, Suite 250
Naples, FL 34103

Consideration: \$200,000.00
Parcel No.: 81855003543

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

This **WARRANTY DEED**, made the **19th** day of **January, 2018**, by **JOSHUA S. KOHEL AND JANE M. KOHEL, HUSBAND AND WIFE, INDIVIDUALLY AND AS CO-TRUSTEES OF THE KOHEL REVOCABLE TRUST, DATED JUNE 2, 2016**, hereinafter called the Grantor, to **DYLAN HARRIS**, whose post office address is **96 Newtown Road, Acton, MA 01720**, hereinafter called the Grantee:

WITNESSETH: That the Grantor, for and in consideration of the sum of \$10.00 and other valuable consideration, receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantee all that certain land situate in County of Collier, State of Florida, viz:

Unit No. 203, Building 15 of Wiggins Lakes Condominium, a Condominium, according to the Declaration of Condominium recorded at O.R. Book 1551, Page 776, and all exhibits and amendments thereof, together with its undivided share in the common elements, of the Public Records of Collier County, Florida.

TOGETHER WITH all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

SUBJECT TO TAXES FOR THE YEAR **2018** AND SUBSEQUENT YEARS, RESTRICTIONS, RESERVATIONS, COVENANTS AND EASEMENTS OF RECORD, IF ANY.

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

And the Grantor hereby covenants with the 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 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. Grantor further warrants that said land is free of all encumbrances, except as noted herein and except taxes accruing subsequent to **December 31, 2017**.

[REMAINDER OF PAGE INTENTIONALLY BLANK]

**BOND SCHOENECK & KING
4001 TAMIAMIA TRAIL N #250
NAPLES, FLORIDA 34103**

