

Prepared by and return to:

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File Number: 20W.070.DB
Parcel Identification No.69060001941

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Warranty Deed

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

This Indenture made this 23rd day of **January, 2020**, between **Edward R. Maxwell, Jr. and Linda M. Maxwell, husband and wife**, whose post office address is **14100 Winchester Court, Unit 1204, Naples, FL 34114**, of the County of **Collier**, State of **Florida**, grantor*, and **Edward R. Maxwell, Jr. and Linda M. Maxwell, Co-Trustees of the Maxwell Revocable Trust, dated January 23, 2020**, whose post office address is **14100 Winchester Court, Unit 1204, Naples, FL 34114**, of the County of **Collier**, State of **Florida**, grantee*,

Witnesseth that said grantor, for and in consideration of the sum of **TEN AND NO/100 DOLLARS (\$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 **Collier County, Florida**, to-wit:

Unit 1204, Building 12, Reflection Lakes at Naples I, a Condominium, according to the Declaration of Condominium thereof as recorded in Official Records Book 3890, page 2181, and all amendments thereto, of the Public Records of Collier County, Florida.

The Grantee, as Trustee (including any Successor Trustee), has the full power and authority to protect, conserve, sell, convey, lease, encumber, and to otherwise manage and dispose of said real property pursuant to F.S. 689.073.

If either Edward R. Maxwell, Jr. or Linda M. Maxwell is unwilling or unable to serve as a Co-Trustee of the Maxwell Revocable Trust, dated January 23, 2020, then the sole Trustee shall be either Edward R. Maxwell, Jr. or Linda M. Maxwell, as the case may be.

This deed has been prepared without benefit of title search and/or examination.

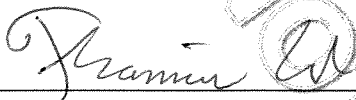
and said grantor does hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.

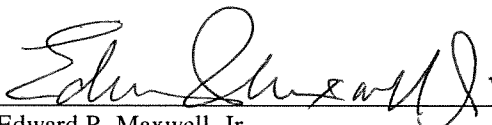
* "Grantor" and "Grantee" are used for singular or plural, as context requires.


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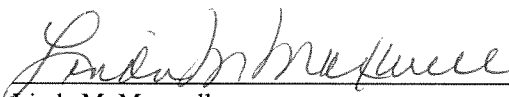
In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:


Witness #1 Name: Francis Cook

 (Seal)
Edward R. Maxwell, Jr.

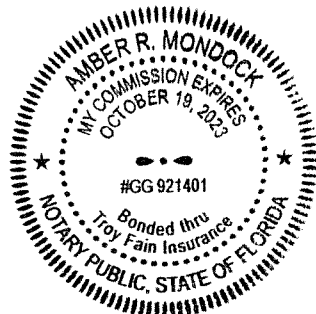

Witness #2 Name: Nicole Basaldua

 (Seal)
Linda M. Maxwell

State of Florida
County of Collier

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 23rd day of January, 2020 by Edward R. Maxwell, Jr. and Linda M. Maxwell, who ☐ are personally known or ☒ have produced FL + MA O.L. as identification

[Notary Seal]




Notary Public

Printed Name: _____

My Commission Expires: _____