File # 2023007021, OR BK: 4654 PG: 1226, Pages: 1 of 2, Recorded 2/6/2023 at 11:06 AM,
Bill Kinsaul, Clerk Bay County, Florida D DOCTAX PD $5,950.00 Deputy Clerk GB Trans # 1839971

This Instrument Prepared By:
Christin Bramblette
2810 Martin Luther King Junior Boulevard
Suite A
Panama City, FL 32405
As a necessary incident to the fulfillment of conditions contained in a title insurance commitment issued by it.

File: **PC-22-5141**

Property Appraisers Parcel I.D. (Folio) Number(s):
25870-000-000, 25871-000-000, 25872-000-000, 25869-000-000, 25838-000-000

WARRANTY DEED

THIS WARRANTY DEED, Made the **January 31, 2023,** by **Hiland Park Baptist Church, Inc, a Florida Non-Profit Corporation (herein referred to as "Grantor," whether one or more),** whose mailing address is 2611 U.S. 231, Panama City, FL 32405, and **Coastal Acquisitions of Florida, LLC, a Florida Limited Liability Company,** (herein referred to as "Grantee"), whose mailing address is 423 Tartan Way, Enterprise, AL 36330.

WITNESSETH: That said Grantor, for and in consideration of the sum of **Ten Dollars and No Cents ($10.00)** and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys, and confirms unto Grantee, all that certain land situated in **Bay,** Florida, to wit:

Property 1:
Parcel 1
Lots 1 and 2, according to the Map of Parker, Florida, located in the Northwest Quarter of Section 24, Township 4 South, Range 14 West, according to Plat thereof recorded in the Public Records of Bay County, Florida.

Parcel 2
The West 50 feet of Lot 25 and all of Lot 26, according to the Map of Parker, Florida, located in the Northwest Quarter of Section 24, Township 4 South, Range 14 West, according to Plat thereof recorded in the Public Records of Bay County, Florida.

Parcel 3
Lot 27, according to the Map of Parker, Florida, located in the Northwest Quarter of Section 24, Township 4 South, Range 14 West, according to Plat thereof recorded in the Public Records of Bay County, Florida.

Parcel 4
Lot 28, according to the Map of Parker, Florida, located in the Northwest Quarter of Section 24, Township 4 South, Range 14 West, according to Plat thereof recorded in the Public Records of Bay County, Florida.

Parcel 5
Lot 25, LESS the West 50 feet thereof, according to the Map of Parker, Florida, located in the Northwest Quarter of Section 24, Township 4 South, Range 14 West, according to Plat thereof recorded in the Public Records of Bay County, Florida.

This Property **IS NOT** the homestead of the Grantor(s) under the laws and constitution of the State of Florida.

TOGETHER with all 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 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 **2022**, reservations, restrictions, and easements of record, if any.

*The Terms "Grantor" and "Grantee" herein shall be construed to include all genders and singular or plural as the context indicates.

IN WITNESS WHEREOF Grantor(s) has/have hereunto set Grantor(s) hand(s) and seal(s), this 30th day of January, 2023.

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSESS
TWO SEPARATE DISINTEREST WITNESSES REQUIRED

WITNESS
PRINT NAME: Christin Bramblette

WITNESS
PRINT NAME: Christy L. Parker

Hiland Park Baptist Church, Inc, a Florida Non-Profit Corporation

By: _____
Norman L. Childs, Secretary

By: _____
Bruce Traylor, Vice President

STATE OF FLORIDA
COUNTY OF BAY

The foregoing instrument was acknowledged before me by means of (✓) physical presence or ( ) online notarization this 30 day of January, 2023, by Norman L. Childs, Secretary of Hiland Park Baptist Church, Inc, a Florida Non-Profit Corporation and Bruce Traylor, Vice President of Hiland Park Baptist Church, Inc, a Florida Non-Profit Corporation.

Signature of Notary Public
Print, Type/Stamp Name of Notary

NOTARY PUBLIC STATE OF FLORIDA
CHRISTIN BRAMBLETTE
Commission # HH 312994
Expires August 4, 2026

Personally Known:_____ OR Produced Identification: ✓
Type of Identification Produced: D.L

After Recording Return to:
South Oak Title - Panama City
2810 Martin Luther King Junior Boulevard, Suite A
Panama City, FL 32405