

Prepared by and Return to:  
SUSAN K. BROWN, C.L.C.  
AMERICAS TITLE CORP  
1521 S. Crystal Lake Drive  
Orlando, Florida 32806

FILE NO.: 78-181155

WARRANTY DEED

Made this October 5, 2018 A.D. By **WILLIAM C. RICHARD AND MICHAEL J. BOLER, HIS HUSBAND**, whose post office address is 2812 Dawley Avenue, Orlando, Florida 32806,; hereinafter called the grantor, to **KENNETH K. COUSINS, AN UNMARRIED MAN**, whose post office address is: 1658 Pam Circle, Belle Isle, Florida 32809, hereinafter called the grantee:

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

**Witnesseth**, that the grantor, for and in consideration of the sum of \$268,000.00 Two Hundred Sixty Eight Thousand dollars & no cents 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 Orange County, Florida, viz:

**Lot 119, BELLE ISLE WEST, according to the plat thereof as recorded in Plat Book 8, Page(s) 18 and 19, of the Public Records of Orange County, Florida.**

Parcel ID Number: **30-23-30-0610-01190**



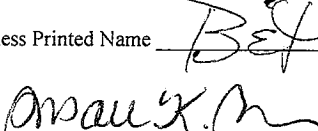
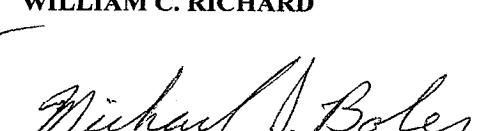
**Together** with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**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 December 31, 2017.

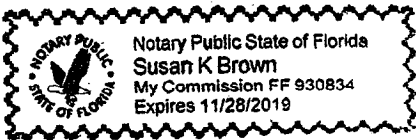
**In Witness Whereof**, the said grantor has signed and sealed these presents the day and year first above written.

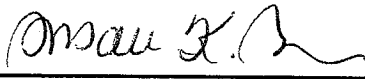
*Signed, sealed and delivered in our presence:*

 _____ Witness Printed Name <u>Bethanne Boer</u>	 _____ <b>WILLIAM C. RICHARD</b> (Seal)
 _____ Witness Printed Name <u>Susan K. Brown</u>	 _____ <b>MICHAEL J. BOLER</b> (Seal)

State of **FLORIDA**  
County of Orange

The foregoing instrument was acknowledged before me this 5th day of October, 2018, by WILLIAM C. RICHARD AND MICHAEL J. BOLER, HIS HUSBAND, who is/are personally known to me or who has produced driver's license as identification.



  
\_\_\_\_\_  
Notary Public  
Print Name: \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_