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# Warranty Deed

This instrument is a  
Warranty Deed  
Book 1078 Page 154  
A.D. 1987 BETWEEN

THIS INDENTURE, Made this 31st day of July, 1987, A.D. 1987 BETWEEN  
MICHAEL GLENN CARROLL, a single man  
of the County of Clay, State of Florida, party of the first part, and  
JANE S. MOREY, a single woman, whose mailing address is:  
1254 The Grove Road, Orange Park, Florida 32073  
of the County of Clay, State of Florida, party of the second part,  
WITNESSETH: That the said party of the first part, for and in consideration of the sum of  
TEN and NO/100 (\$10.00) and other good and valuable consideration----- Dollars,  
to him in hand paid by the said party of the second part, the receipt whereof is hereby acknow-  
ledged, has granted, bargained and sold to the said party of the second part,  
her heirs and assigns forever, the following described land, situate, lying and being in the  
County of Clay, State of Florida, to wit:

That certain Condominium parcel composed of  
Dwelling Unit No. 24 in THE GROVE CONDOMINIUM,  
according to Declaration of Condominium filed  
for record in Official Records Volume 315,  
page 215, of the current public records of  
Clay County, Florida.

SUBJECT to a mortgage to ALLIANCE MORTGAGE COMPANY, dated February 26, 1987,  
filed March 9, 1987, in O.R. Book 1035, page 480, Public Records of Clay County,  
Florida, and that certain Assignment of Mortgage to SOUTHEAST MORTGAGE COMPANY,  
dated March 7, 1987, filed April 16, 1987, in O.R. Book 1047, page 356, Public  
Records of Clay County, Florida, in the sum of \$45,450.00, which sum JANE S.  
MOREY, a single woman, expressly assumes and agrees to pay; and also hereby assumes  
and agrees to pay all the obligations of MICHAEL GLENN CARROLL, a single man, under  
the terms of the instruments creating the loan to indemnify the Veterans Administra-  
tion to the extent of any claim payment arising from the guaranty or insurance  
of the indebtedness above mentioned; as provided by Title 38, Chapter 37, Section  
1801, et seq., U.S.C.A., and the Regulations promulgated pursuant thereto.

SUBJECT to covenants, conditions, restrictions and easements of record.

SUBJECT to taxes accruing subsequent to December 31, 1986.  
And the said party of the first part does hereby fully warrant the title to said land, and will defend  
the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his hand and  
seal the day and year first above written.  
SIGNED AND SEALED IN OUR PRESENCE:

*Michael Glenn Carroll* (SEAL)  
MICHAEL GLENN CARROLL  
*Notary Public* (SEAL)  
FILE NO. 87-21770  
OFFICIAL RECORDS NO. 1025  
(SEAL)

STATE OF FLORIDA  
COUNTY OF CLAY  
Aug 2 2 52 PM '87

Before me personally appeared MICHAEL GLENN CARROLL, a single man  
and known to me to be the individual described in and who executed the foregoing instrument, and  
acknowledged to and before me that he executed the same for the purposes therein expressed.  
WITNESS my hand and official seal this 31st day of July  
1987, at Orange Park, County and State aforesaid.

Notary Public in and for the County and State Aforesaid.  
My commission expires:

NOTARY PUBLIC, STATE OF FLORIDA  
My commission expires July 16, 1991  
Bureau One Patterson-Debt Agency

