CFN # 2020001955, OR BK: 4268 PG: 1567, Pages1 / 2, Recorded 1/13/2020 10:35 AM, Doc: D TARA S. GREEN Clerk Circuit Court, Clay County, FL Rec: \$18.50 Doc D: \$1,598.10 Deputy Clerk WESTA

PREPARED BY AND RETURN TO:

Beatrice Decker Golden Dog Title & Trust 1845 Town Center Blvd, Suite 210 Fleming Island, FL 32003 Our File No.: FI19-0608

Consideration: \$228,254.00

Parcel ID No.: 10-04-25-007882-000-50

FOR OFFICIAL USE BY CLERK'S OFFICE ONLY

STATE OF FLORIDA)	CORPORATE WARRANTY DEED
COUNTY OF CLAY)	(Corporate Seller)

THIS INDENTURE, made this December 31, 2019 between **Dream Finders Homes LLC**, a **Florida limited liability company** ("Grantor"), whose mailing address is: 14701 Philips Highway, Suite 300, Jacksonville, FL 32256 and **Joseph Christopher Bushe and Debora Corvil Bushe**, husband and wife ("Grantee"), whose mailing address is: 3090 Greywood Lane, Orange Park, FL 32073.

WITNESSETH:

Grantor, for and in consideration of the sum of \$228,254.00 and other valuable considerations, receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, aliens, remises, releases, conveys and confirms unto Grantee, their heirs and assigns, the following described property, to wit:

Lot 50, Wilford Preserve Unit 1, according to the map or plat thereof, as recorded in Plat Book 61, Page(s) 25 through 37, of the Public Records of Clay County, Florida.

Subject, however, to all covenants, conditions, restrictions, reservations, limitations, easements and to all applicable zoning ordinances and/and restrictions and prohibitions imposed by governmental authorities, if any, and taxes and assessments for the year 2019 and subsequent years.

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 Grantee, that it is lawfully seized of said land in fee simple: that it has good right and lawful authority to sell and convey said land; that it hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under Grantor.

IN WITNESS WHEREOF, first party has signed 12/24/2019.	and sealed these present the date set forth on			
Signed, sealed and delivered in the presence of:				
Witness signature	Dream Finders Homes LLC, a Florida limited liability company			
Lessie Machin Print witness name	BY:			
Victor M Zebler Witness signature				
Vickie M F.bbe Print witness name				
STATE OF Florida COUNTY OF Duval				
The foregoing instrument was acknowledged before me				
Notary Print Notary Name: Commission Expires: Notary Seal	VICKIE M. FIBBE MY COMMISSION # GG 245025 EXPIRES: September 27, 2022 Bonded Thru Notary Public Underwriters			