

Prepared by:
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QUIT-CLAIM DEED

THIS QUIT-CLAIM DEED made this 2nd day of March, 2024, by, Grantors, **CHELSEY MARIE GONZALEZ**, an divorced woman, whose address is 3040 Oak Cove Drive, Clearwater, Florida 33759 and **SHILO ALLEN EDGAR**, a single man, whose address is 13057 Center Avenue, Largo, Florida 33773, as tenants in common, (hereinafter called the **Grantors**), to, **EMMARIANT, LLC.**, a Florida limited liability company, whose address is 6731 59th St N, Pinellas Park, Florida 33781 (hereinafter called the **Grantee**): (Whenever used herein the terms "Grantors" and "Grantees" 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 **Ten Dollars AND NO/100 DOLLARS (\$10.00)** and other valuable consideration, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases and transfers unto the Grantees, in fee simple, all that certain land situate in Pinellas County, Florida, to-wit:

LOT 117, DEBRA HEIGHTS SUBDIVISION, according to plat thereof recorded in Plat Book 49, page 2, public records of Pinellas County, Florida.

Parcel Identification Number: 32-30-16-20664-000-1170
More Commonly known as – 6731 59th St N, Pinellas Park, Florida 33781

This conveyance is made subject to restrictions, reservations and easements of record. This property is not the homestead of the Grantors.

TO HAVE AND TO HOLD, the above-described premises, with the appurtenances, unto the Grantees, the Grantees' heirs and assigns forever.

“Grantor” and “Grantee” are used for the singular or plural, as context requires.

IN WITNESS WHEREOF, Grantor hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence of:

Joanne McKnight

WITNESS #1

JOANNE MCKNIGHT

Printed Name of WITNESS #1

G T

WITNESS #2

GEORGE TURNBULL

Printed Name of WITNESS #2

[Signature]

CHELSEY MARIE GONZALEZ,
GRANTOR

3/2/24

Date:

Witness #1 Address:
Joanne McKnight - 29081 US Hwy 19 N, Lot 66
Clearwater, FL 33761

Witness #2 Address:
George Turnbull - Po Box 5977
Clearwater, FL 33758

STATE OF FLORIDA

COUNTY OF PINELLAS

THE FOREGOING instrument was acknowledged before me, the undersigned authority this 2nd day of March 2024, by **CHELSEY MARIE GONZALEZ**, who produced identification as shown below and who did not take an oath.



Reeelt
Notary Signature

Robin L Hoover
Printed Notary Name

Joanne McKnight

WITNESS #1

JOANNE MCKNIGHT

Printed Name of WITNESS #1

[Signature]

SHILO ALLEN EDGAR,
GRANTOR

3/2/24
Date:

Witness #1 Address:
2 Joanne McKnight - 29081 US Hwy 19 N.
Lot 66
Clearwater, FL 33761

G. Turnbull
WITNESS #2

George Turnbull
Printed Name of WITNESS #2

Witness #2 Address:
George Turnbull - Po Box 5977
Clearwater, FL 33758

STATE OF FLORIDA

COUNTY OF PINELLAS

THE FOREGOING instrument was acknowledged before me, the undersigned authority this 2nd day of March 2024, by **SHILO ALLEN EDGAR**, who produced identification as shown below and who did not take an oath.

Reed
Notary Signature

Robin L Hoover
Printed Notary Name

