

Prepared by and return to:
Hobel Florido, Esq.
Attorney at Law
Esquire Title & Escrow, PA
14345 Commerce Way
Miami Lakes, FL 33016
305-403-1725
File #: SA-202f

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Warranty Deed

This Warranty Deed made this 9th day of **September 2022** between **Unity Development Investments, LLC, a Florida limited liability company** whose post office address is **755 Crandon Boulevard, Key Biscayne, FL 33149**, grantor, and **Second Avenue SFR Holdings II LLC, a Delaware limited liability company** whose post office address is **71 S Wacker Dr, Suite 2775, Chicago, IL 60606**, grantee:

(Whenever used herein the terms "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, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum of **TEN AND NO/100 DOLLARS (\$10.00)** and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in **Citrus County, Florida** to-wit:

Lot 14, Block 242, CITRUS SPRINGS UNIT 3, according to the map or plat thereof as recorded in Plat Book 5, Pages 116 through 129, inclusive, of the Public Records of Citrus County, Florida.

Parcel/Folio: 18E17S100030 02420 0140

a/k/a 2859 W Castania DR, Citrus Springs, FL 34434

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, 2021**.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Witnesses:


Printed Name: Diana Valdivia


Printed Name: Hobel Florida

Unity Development Investments, LLC., a Florida limited liability company

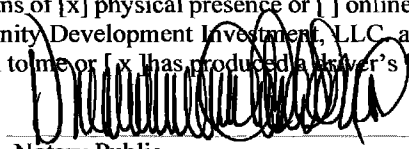
By: 
Juan Ortega, Managing Member

State of Florida
County of Brevard

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 9th day of September, 2022 Juan Ortega, Managing Member of Unity Development Investments, LLC, a Florida limited liability company on behalf of the company, who personally known to me or has produced a driver's license as identification.

[Notary Seal]




Notary Public

Printed Name: Diana Valdivia

My Commission Expires: February 3, 2024