

This Warranty Deed Made the 15th day of February A. D. 19 84 by
NIEMAN INVESTMENT CO., a Florida General Partnership

hereinafter called the grantor, to

KENNETH D. JONES and MARJORIE JONES, his wife
whose postoffice address is 132-45 217th Street, Laurelton, New York 11413
hereinafter called the grantee:

(Wherever 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)

Witnesseth: That the grantor, for and in consideration of the sum of \$ 10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, re-mises, releases, conveys and confirms unto the grantee, all that certain land situate in Brevard County, Florida, viz:

Tract 238, also described as the West 1/2 of the North 200 feet of the South 600 feet of the North 3/4 of Lot 8, FLORIDA INDIAN RIVER LAND COMPANY SUBDIVISION, Plat Book 1, Page 165, Public Records of Brevard County, Florida, in Section 10, Township 29 South, Range 37 East, Brevard County, Florida, less the West 50 feet for Road, Utility and Drainage Right-of-Way.

Lots along section lines and half section lines are measured from section lines or half section lines, disregarding reservations shown on the Plat.

SUBJECT TO taxes and assessments for the year 1984 and all subsequent years.

SUBJECT TO restrictions, easements and covenants of record.

SUBJECT TO all applicable zoning rules and regulations.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in any-wise 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, 19 83.

REC FEE \$ 5.00
DOC ST. \$ 121.50
INT TAX \$
SER CHG \$
REFUND \$
Stamp TAXES SIGNED
Clerk Circuit Court Brevard Co Florida

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
WITNESS
STATE OF Florida
COUNTY OF Brevard

NIEMAN INVESTMENT CO., a Florida general partnership

By JERRY PEZZEMINTI, SR. general partner
SPACE BELOW FOR RECORDERS USE

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take acknowledgments, personally appeared JERRY PEZZEMINTI, SR., general partner for NIEMAN INVESTMENT CO., a Florida General Partnership

to me known to be the person described in and who executed the foregoing instrument and he acknowledged before me that he executed the same.

WITNESS my hand and official seal in the County and State last aforesaid this 15th day of February, A. D. 19 84.

This instrument prepared by:
Address

Notary Public, State of Florida at Large
My Commission Expires July 28, 1984
Bonded Thru Troy Fair Insurance Inc.

OFF: REC.
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RETURN TO AND PREPARED BY: STATE TITLE & GUARANTY CO., INC.
25 West New Haven Avenue
Melbourne, Florida 32901
Jo Gerlits M-3698