

This Instrument Prepared By:  
ANDREW M. CURTIS, ESQ.  
1200 S. Rogers Circle, Unit 4  
Boca Raton, Florida 33487  
Telephone: (561) 998-6039  
Record and Return to:  
the above attorney

QUIT-CLAIM DEED

THIS QUIT-CLAIM DEED, executed this 11 day of Dec, 2021, between JENNIFER A. QUINTANA and SERGIO A. QUINTANA, wife and husband, herein referred to as the "GRANTOR\*", and SERGIO A. QUINTANA and JENNIFER A. QUINTANA, his wife, as Co-Trustees of the SERGIO A. AND JENNIFER A. QUINTANA REVOCABLE LIVING TRUST, dated 12/11/21, all having an address of 19960 NW 62nd Avenue, Miami, Florida 33015, with the power and authority to protect, conserve, and to sell, lease, encumber or otherwise manage and dispose of the real property conveyed; thereafter the "GRANTEE\*". \*(Whenever used herein the term "Grantor", "Grantee" and "party" include all the parties to this instrument, whether singular or plural).

WITNESSETH that the said GRANTOR, for and in consideration of the sum of Ten and 00/100 (\$10.00) Dollars and other good and valuable consideration, in hand paid by the said GRANTEE, the receipt whereof is hereby acknowledged, does hereby remise, release and quit-claim unto the said GRANTEE forever, all the right, title, interest, claim and demand which the said GRANTOR has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of WAKULLA, State of FLORIDA, to-wit:

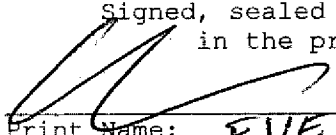
Lots 4 of COMMODORE COMMONS, according to the Plat thereof as Recorded in Plat Book 3, Page 99, of the Public Records of Wakulla County, Florida.

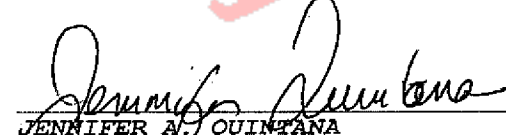
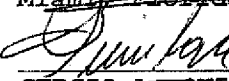
This is an intra-family conveyance; therefore minimum documentary stamps are attached. This document is being prepared without the benefit of title examination, as requested by the Grantor.

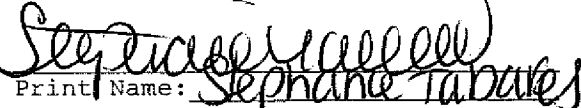
Parcel ID No.: 00-00-076-275-10250-04A

TO HAVE AND TO HOLD The same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said GRANTOR, either in law or equity, to the only proper use, benefit and behoof of the said GRANTEE forever.

IN WITNESS WHEREOF, the GRANTOR has hereunto executed these presents the day and year first above written.

Signed, sealed and delivered  
in the presence of:  
  
Print Name: EVE CURTIS

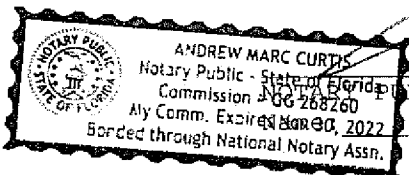
  
JENNIFER A. QUINTANA  
19960 NW 62nd Avenue  
Miami, Florida 33015  
  
SERGIO A. QUINTANA  
19960 NW 62nd Avenue  
Miami, Florida 33015

  
Print Name: Stephanie Tabares

STATE OF FLORIDA )  
COUNTY OF LAKE )

Sworn to and subscribed before me by means of X physical presence or online notarization, I HEREBY CERTIFY that on this 11 day of Dec, 2021, before me, an officer duly authorized in the State and County aforesaid to administer oaths and take acknowledgments, personally appeared JENNIFER A. QUINTANA and SERGIO A. QUINTANA whose produced Drivers' Licenses as identification and who did not take an oath, but acknowledged before me the execution of the foregoing instrument for the purposes therein expressed.

WITNESS my hand and official seal in the County and State last aforesaid this 11 day of Dec, 2021.



My Commission expires:

Notary Public, State of Florida