

This instrument prepared by & return to

Name: Lowe Title Services
Address: 68-A Feli Way,
Crawfordville, Florida 32327
File No: 25-5104
Parcel ID: 00-00-035- 008-07704-000
00-00-035- 008-07705-000

THIS WARRANTY DEED made the 11th day of August, A.D. 2025 by and between Samuel T. Joeckel, a married man, whose address is 718 Fairhaven Road, North Palm Beach, Florida 33408 hereinafter called the "Grantor", and Forgotten Coast Construction, LLC, a Florida limited liability company, whose mailing address is 127 Lumberjack Trail, Crawfordville, Florida 32327, hereinafter called the "Grantee":

(Which terms "grantors" and "grantees" shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same)

Witnesseth, that the Grantor for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration, receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantee, all that certain land situate in Wakulla County, Florida to-wit:

Lots 14 and 15, Block 21 of WAKULLA GARDENS, according to the Plat thereof as recorded in Plat Book 1, Page(s) 39, of the Public Records of Wakulla County, Florida.

The land described herein is not the homestead of the grantor(s), and neither the grantor(s) nor the grantor(s) spouse, nor anyone for whose support the grantor(s) is responsible, resides on or adjacent to said land.

Subject to taxes for the year 2025 and subsequent years, reservations, covenants, conditions, restrictions and easements of record and to all applicable zoning ordinances and/or restrictions imposed by governmental authorities, if any.

Together with all the tenements, hereditaments, rights of ways, and appurtenances thereto, belonging or in any way 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 person whomsoever; and that said land is free of all encumbrances.

In Witness Whereof, the Grantor has hereunto set his hand(s) and seal(s) the day and year first above written.

Signed and sealed in the presence of:

[Signature]
 Witness Signature
JOSE MARTINEZ

Printed Name
 Address: 13801 86th Road N.
West Palm Beach FL 33412

[Signature]
 Witness Signature
Cherie Martinez

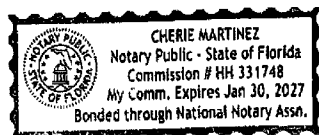
Printed Name
 Address: 100 Village Square Crossing Ste 102
Palm Beach Gardens FL 33410

[Signature] L.S.
 Samuel T. Joeckel

STATE OF FLORIDA
 COUNTY OF Palm Beach

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 11th day of August 2025, by Samuel T. Joeckel, a married man, who is personally known to me or has produced FDL (type of identification) as identification.

(Seal)



[Signature]
Cherie Martinez
 Print Name
 Notary Public