

After Recording Return To:  
Tara Ohmann  
LA Title Solutions, LLC  
1154 Lee Blvd., Ste 2  
Lehigh Acres, FL 33936

This Instrument Prepared by:

Tara Ohmann  
LA Title Solutions, LLC  
1154 Lee Blvd., Ste 2  
Lehigh Acres, FL 33936

as a necessary incident to the fulfillment of conditions  
contained in a title insurance commitment issued by it.

Property Appraisers Parcel I.D. (Folio) Number(s):

03405-007-00

File No.: 22-0189

## WARRANTY DEED

**This Warranty Deed**, made the 22nd day of March, 2022, by **Layne Martin**, hereinafter called the grantor, whose post office address is: 37777 Devoe, Clinton, MI 48036, to **WP RE VENTURES 1 LLC., an Illinois Limited Liability Company**, whose post office address is: 166 W WASHINGTON ST SUITE 730, CHICAGO, IL 60602, hereinafter called the grantee,

**WITNESSETH:** That said grantor, for and in consideration of the sum of \$5,250.00 Dollars and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Levy County, Florida, to wit:

Tract #321 legally described as the N 1/2 of the NW 1/4 of the SW 1/4 of the NW 1/4 of the SW 1/4 of Section 14, Township 12 South, Range 17 East, Levy County Florida.

The property is not the homestead of the Grantor(s).

**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 2022, reservations, restrictions and easements of record, if any.

*(The terms "grantor" and "grantee" herein shall be construed to include all genders and singular or plural as the context indicates.)*

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

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES  
TWO SEPARATE DISINTERESTED WITNESSES REQUIRED

This Instrument Prepared By  
Tara Ohmann  
LA Title Solutions, LLC  
1154 Lee Blvd #2  
Lehigh Acres, Fl. 33936  
22-0189

Angela Di Ciacca  
Witness Signature

Layne Martin  
Layne Martin

Angela Di Ciacca  
Printed Name of Witness

Adrienne Convery  
Witness Signature

Adrienne Convery  
Printed Name of Witness

State of MI  
County of Macomb

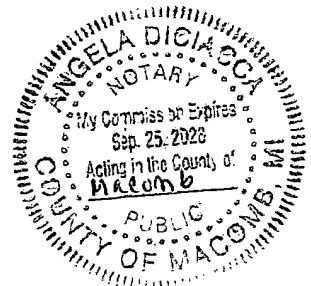
The foregoing instrument was acknowledged before me by means of X physical presence or \_\_\_ online notarization, this 25 day of March, 2022 by Layne Martin whom is/are personally know to me or whom has produced MI Drivers License as identification.

My Commission Expires: 09/25/2028

Angela Di Ciacca  
Notary Public Signature  
Printed Name: Angela Di Ciacca  
Warranty Deed PG 2

**ANGELA DICACCA**  
**NOTARY PUBLIC-STATE OF MICHIGAN**  
**MACOMB COUNTY**  
**MY COMMISSION EXPIRES SEP. 25, 2028**  
Acting in the County of Macomb

Online Notary (Check box if acknowledgement done by Online Notarization)



Unofficial Copy