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FLORIDA LAND TITLE INSURANCE, LLC  
416 S MILITARY TRL  
WEST PALM BEACH, FL 33415

Prepared by and return to:  
Eladio Fraguela  
4725 N. Palma Circle  
West Palm Beach, FL 33415

Parcel Identification Number:  
0690101500

NOTE TO CLERK; THIS DEED REPRESENTS A CONVEYANCE OF UNENCUMBERED PROPERTY BETWEEN GRANTOR AND ITS WHOLLY OWNED GRANTEE, ABSENT OF ANY EXCHANGE OF VALUE, IS WITHOUT CONSIDERATION OR A PURCHASER AND THEREFORE IT IS NOT SUBJECT TO THE DOCUMENTARY STAMP TAX

### QUIT CLAIM DEED

**THIS INDENTURE**, made this 9th day of April, 2024, between Niurka Fraguela, joined by her husband, Eladio Fraguela, whose mailing address is: 4725 N. Palma Circle, West Palm Beach, FL 33415, **Grantor**, and Eladio M. Fraguela and Niurka Fraguela, husband and wife, whose post office address is: 4725 N. Palma Circle, West Palm Beach, FL 33415, **Grantee**.

**WITNESSETH** that said Grantor, for and in consideration of the sum of TEN (\$10.00) DOLLARS, and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt of whereof is hereby acknowledged, has granted, bargained and sold Grantee, and Grantees' heirs and assigns forever, the following described land, situate, lying and being in Levy County, Florida, to wit:

**Lot 8, Block 38, Rainbow Lakes Estates, Section 13, according to the plat thereof as recorded in Plat Book 8, pages 27, 27A through 27D, of the Public Records of Levy County, Florida.**

The transfer of this property has been done without the benefit of a title search.

**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 Grantors, either in law or equity, to the only property use, benefit and behalf of the said second party forever.

**IN WITNESS WHEREOF**, Grantors have hereunto set Grantors' hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

WITNESSES:

[Signature]  
(Print Name) Ernie Jackson  
Witness #1 Address:  
416 S. Military Trail, West Palm Beach, FL 33415

[Signature]  
Eladio M. Fraguela

[Signature]  
(Print Name) Rick Espino  
Witness #2 Address:  
416 S. Military Trail, West Palm Beach, FL 33415

[Signature]  
Niurka Fraguela

STATE OF FLORIDA)

SS

COUNTY OF PALM BEACH)

THE foregoing instrument was acknowledged before this 11 day of April, 2024, by means of  physical presence or  online notarization, by Eladio M. Fraguela and Niurka Fraguela.

[Signature]  
Notary Public-State of Florida  
My commission expires:

Personally known:   
Produced identification: \_\_\_\_\_  
TYPE of identification: \_\_\_\_\_

