

Prepared by:
ROBERT PRIDA
Americas Title Corp
8725 NW 18th Ter, Ste 219
Miami, Florida 33172

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DEED DOC 1,470.00
HARVEY RUVIN, CLERK OF COURT, MIA-DADE C

File Number: 02-171088

General Warranty Deed

Made this June 8, 2017 A.D. By **CONEXA LLC, A FLORIDA LIMITED LIABILITY COMPANY**, whose post office address is 80 SW 8TH ST #2038, Miami, Florida 33130, hereinafter called the grantor, to **Yosbel Igesias Martinez**, and **Mayte Romeo Agos**, Husband and Wife whose post office address is: 9623 SW 146TH PL, MIAMI, FL 33186, hereinafter called the grantee:

(Whenever used herein the term "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 Two Hundred Forty Five Thousand dollars & no cents \$245,000.00 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 Miami-Dade County, Florida, viz:

Lot 7B, Block 2, LORMAR I, according to the plat thereof, recorded in Plat Book 126, page 85, of the Public Records of Miami-Dade County, Florida.

Said property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) or any members of the household of Grantor(s) reside thereon.

Parcel ID Number: **30 5903 019 0830**

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.

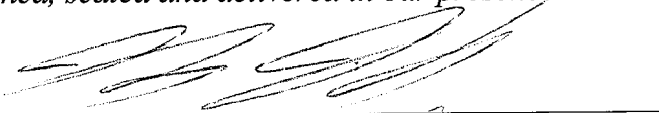
And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2016.

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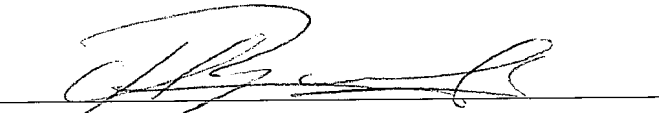
File Number: 02-171088

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:



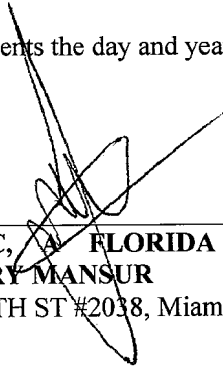
Witness Printed Name Roberto Prida



Witness Printed Name Jorge Roque

State of Florida
County of Miami Dade

The foregoing instrument was acknowledged before me this 8 day of June, 2017, by ZURY MANSUR, CONEXA LLC A FLORIDA LIMITED LIABILITY COMPANY, who is/are personally known to me or who has produced DRIVER LICENSE a identification.



(Seal)
CONEXA LLC, A FLORIDA LIMITED LIABILITY COMPANY
ZURY MANSUR
Address: 80 SW 8TH ST #2038, Miami, Florida 33130

NOTARY SEAL:



ROBERTO PRIDA
MY COMMISSION # GG 030050
EXPIRES: September 19, 2020
Bonded Thru Budget Notary Services

Notary Public
Print Name: Roberto Prida

My Commission Expires: _____