

Instrument Prepared By and Return To:

Rene S. Griffith, Esq.
4260 S.E. Federal Highway
Stuart, Florida 34997

QUIT CLAIM DEED

THIS QUIT CLAIM DEED, made this _____ day of _____, 2025, by BE A MAN BUY LAND, LLC, a Florida Limited Liability Company, whose mailing address is 4260 S.E. Federal Highway, Stuart, Florida 34997, Grantor, to, MARTIN COUNTY, a political subdivision of the State of Florida, whose mailing address is 2401 SE Monterey Road, Stuart, Florida 34996, Grantee.

WITNESSETH, that said Grantor, for and in consideration of the sum of Ten and 00/100ths Dollars (\$10.00), and other good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, does hereby remise, release and quitclaim unto the Grantee, all the right, title, interest, claim and demand which the Grantor has in and to the following described land, situate, lying and being in the County of Martin, State of Florida and more particularly described in Exhibit "A" attached hereto.

Subject to taxes for 2025 and subsequent years; covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

Said land is vacant and is not the homestead property of the Grantor.

TO HAVE AND TO HOLD, the same together with all and singular appurtenances thereto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the Grantor, either in law or equity, to the only proper use, benefit and behoof of the Grantee, its successors and assigns forever.

Grantor warrants that at the time of this conveyance, the subject property is not the Grantor's homestead within the meaning set forth in the constitution of the state of Florida, nor is it contiguous to or a part of homestead property.

This deed was prepared without the benefit of title examination. No title opinion, title insurance or title assurances have been requested or given in connection with the preparation of this Deed.

"Grantor" and "Grantee" are used for singular or plural, as the context requires.

<signature block on next page>

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

Signed, sealed and delivered in our presence:

Be A Man Buy Land, LLC, a Florida
limited liability company

By: _____
Joseph Zachary Gazza, Managing Member

Witness printed name: _____
Address: _____

Witness printed name: _____
Address: _____

STATE OF FLORIDA
COUNTY OF MARTIN

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization this _____ day of _____, 2025 by Joseph Zachary Gazza as Managing Member and on behalf of Be A Man Buy Land, LLC, a Florida limited liability company who ☐ is personally known to me or ☐ who has produced a driver's license as identification.

Notary

EXHIBIT "A"

Parcel DD-375 (PCN: 11-40-40-000-300-00024-5)

Parcel DD-375: Lying in Section 11, Township 40 South, Range 40 East, Martin County, Florida. Being the South 1/2 of the North 1/2 of the East 2/5 of the Northeast 1/4 of the Northeast 1/4 of the Southwest 1/4. Containing one (1) acre more or less. Subject to an easement over the South 30 feet for ingress, egress, drainage and utilities and over the East 110 feet for drainage only.

Parcel DD-588 (PCN: 11-40-40-000-300-00971-0)

The West 1/2 of the following described parcel: Parcel DD-588: Lying in Section 11, Township 40 South, Range 40 East, Martin County, Florida. Being the North 1/2 of the East 1/4 of the West 4/5 of the Northwest 1/4 of the Southwest 1/4 of the Southwest 1/4. Containing 0.52 acres more or less.

Parcel EE-20 (PCN: 15-40-40-000-100-00200-6)

Parcel EE-20: Lying in Section 15, Township 40 South, Range 40 East, Martin County, Florida. Being the North 1/2 of the West 1/5 of the Northwest 1/4 of the Northwest 1/4 of the Northeast 1/4. Containing one (1) acre more or less.