

This instrument prepared by:  
Carla Segura  
Real Property Division  
Martin County  
2401 SE Monterey Road  
Stuart, FL 34996

Project Name: KL Waterside-Field Maintenance Facilities 3537  
Property Address: Kanner Hwy. South of 96<sup>th</sup> Street  
PCN: 13-39-40-000-003-00000-1

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SPACE ABOVE THIS LINE FOR RECORDING DATA

### WARRANTY DEED

THIS WARRANTY DEED made this \_\_\_\_\_ day of \_\_\_\_\_, 2022, between KL WATERSIDE LLC, a Delaware limited liability company, whose address is 105 NE 1<sup>st</sup> Street, Delray Beach, Florida 33444 (“Grantor”), to MARTIN COUNTY, a political subdivision of the State of Florida, whose address is 2401 S.E. Monterey Road, Stuart, Florida 34996, (“Grantee”).

WITNESSETH, that Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, receipt of which is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, conveys, and confirms unto Grantee all that certain land situate in Martin County, Florida, as more fully described on **Exhibit “A”** attached hereto and made a part hereof.

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

SUBJECT TO real estate taxes for 2022, if any, and all subsequent years, and easements and restrictions of record, if any.

TO HAVE AND TO HOLD, the same in fee simple forever.

AND Grantor does covenants with Grantee that Grantor is lawfully seized of the Land in fee simple; that Grantor has good right and lawful authority to sell and convey Grantor’s interest in and to the Land and hereby warrants the title to the Land will defend the same against the lawful claims of all persons claiming by, through or under Grantor, but no otherwise.

**Accepted pursuant to  
Resolution No. 22-\_\_\_\_\_  
on June 21, 2022**

IN WITNESS WHEREOF, the Grantor has executed these presents the day and year first above written.

WITNESSES:

GRANTORS:

**KL WATERSIDE LLC**, a Delaware limited liability company

\_\_\_\_\_  
Witness #1 Signature  
Printed Name: \_\_\_\_\_

By: \_\_\_\_\_  
Name: \_\_\_\_\_

\_\_\_\_\_  
Witness #2 Signature  
Printed Name: \_\_\_\_\_

STATE OF \_\_\_\_\_ }  
COUNTY OF \_\_\_\_\_ }

The foregoing instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, 2022 by \_\_\_\_\_, who is the \_\_\_\_\_ of KL WATERSIDE LLC, a Delaware limited liability company, ( ) by means of physical presence or ( ) online notarization. He/She is ( ) personally known to me or have produced \_\_\_\_\_ as identification.

(Affix Notary Seal)

\_\_\_\_\_  
Print Name: \_\_\_\_\_  
Commission No.: \_\_\_\_\_  
Commission Expires: \_\_\_\_\_