

This instrument prepared by
and when recorded return to:
((your name here))
((your address, line one))
((your address, line two))
Parcel ID(PCN): ((parcel # here))

Space above this line for recorder's use

QUITCLAIM DEED

THIS QUITCLAIM DEED is made on _____, 2015 by ((person you are buying from – last/most recent deed holder)), with a mailing address of ((their mailing address)) (“**Grantor**”) and ((your name or your company name – make sure, if buying in company name, including a dba, that you are registered in that state as a foreign corporation)), a ((choose – individual or company and insert here)), with a mailing address of ((your full mailing address)) (“**Grantee**”).

WITNESSETH:

THAT GRANTOR, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, does hereby sell, transfer, convey and quitclaim to Grantee, and its successors and assigns forever, the property listed below (“**Property**”) and all the right, title, interest, claim and demand that Grantor has in and to such Property, situate, lying and being in ((county)) County, Florida, more particularly described as follows:

((insert full legal description here))

TOGETHER with the tenements, hereditaments and appurtenances thereto and all estate, right, title, interest, lien, equity and claim whatsoever of Grantor, either in law or equity, to the Property; **including, without limitation, Grantor’s rights individually under Chapter ((insert statute number dealing with excess funds from tax sale)), Florida Statutes in and to any excess proceeds related to the tax deed sale of the Property.**

AND Grantor has not conveyed the Property to any other party; and the Property is neither Grantor’s homestead property nor contiguous thereto.

[remainder of page deliberately blank]

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

Signed, sealed and delivered in the presence of us:

Signature: _____

((person you're buying from name here))

Witness Name: _____

Grantor

Signature: _____

Witness Name: _____

STATE OF _____
COUNTY OF _____

The foregoing instrument was acknowledged before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take acknowledgments, on _____, 2015, by Grantor, who personally appeared before me at the time of notarization, and [] who is personally known to me or [] who has produced _____ as identification.

Print name:
Notary Public
State of _____