

Exhibit

A

Prepared by and return to:

Jordana Sarrell

Attorney at Law

Jordana Sarrell, P.A.

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Boca Raton, FL 33487

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## Warranty Deed

(STATUTORY FORM - SECTION 689.02, F.S.)

**This Indenture** made this 13th day of March, 2015 between Mark S. Fowler, a single man, individually and as Mark S. Fowler, Trustee of the Mark S. Fowler Revocable Trust, Declaration dated April 18, 2006 whose post office address is 425 Chilean Ave., Palm Beach, FL 33480 of the County of Palm Beach, State of Florida, grantor\*, and Lorraine S. Charman, a married woman whose post office address is 425 Chilean Ave., Palm Beach, FL 33480 of the County of Palm Beach, State of Florida, grantee\*,

**Witnesseth** that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in **Palm Beach County, Florida**, to-wit:

Lot 15, less the West 12.5 feet thereof, and Lots 16 and 17, Block 5, Revised Map of Royal Park Addition to Palm Beach, Florida, according to the Plat thereof, as recorded in Plat Book 4, Page 1, Public Records of Palm Beach County, Florida.

Subject to taxes for 2015 and subsequent years; covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

and said grantor does hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.

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

**In Witness Whereof**, grantor has hereunto set grantor's hand and seal the day and year first above written.

**REMAINDER OF PAGE INTENTIONALLY LEFT BLANK –  
SIGNATURE PAGE TO FOLLOW**

Signed, sealed and delivered in our presence:

Cheryl Olson  
Witness Name: Cheryl Olson

Jordana Stern  
Witness Name: Jordana Stern

Mark S Fowler  
Mark S Fowler, Individually and as Trustee

State of Florida  
County of Palm Beach

The foregoing instrument was acknowledged before me this 13th day of March, 2015 by Mark S. Fowler, as Trustee of the Mark S. Fowler Revocable Trust, Declaration dated April 18, 2006, who ☒ is personally known or ☐ has produced a driver's license as identification.

[Notary Seal]

[Signature]  
Notary Public

Printed Name: \_\_\_\_\_

My Commission Expires: \_\_\_\_\_

