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 HARVEY RUVIN, CLERK OF COURT
 MIAMI-DADE COUNTY, FLORIDA
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Prepared by and return to:
 Donna Hearne, Esq.
 President
 Law Office of Donna Hearne, P.A.
 233 N. Federal Highway Suite 53
 Dania Beach, FL 33004
 954-962-0350
 File Number: 05-0283
 Will Call No.:

Parcel Identification No. 30 21130300020

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Warranty Deed

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

This Indenture made this 5th day of December, 2005 between Mercy D. Noel and Linda Joseph, husband and wife whose post office address is 16200 NW 2nd Avenue, Unit #102, Miami, FL 33169-6548 of the County of Miami-Dade, State of Florida, grantor*, and Wedlie Etienne, a single woman whose post office address is 2551 NW 152nd Street, Opa Locka, FL 33054 of the County of Miami-Dade, 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 Miami-Dade County, Florida, to-wit:

Condominium Unit No. 102, of Parkway Grove Condominium, Part One, a Condominium, according to the Declaration thereof, as recorded in Official Records Book 11277, at Page 1771, as amended, of the Public Records of Miami-Dade County, Florida.

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.

Signed, sealed and delivered in our presence:

Venora M. McPherson
 Witness Name: Venora M. McPherson
Edwin J. Jamin
 Witness Name: Edwin J. Jamin
Betty Liberal
 Witness Name: Betty Liberal
C. Jamin
 Witness Name: Edwin Jamin

Linda Joseph (Seal)
Mercy D. Noel (Seal)

State of Florida
 County of Broward

The foregoing instrument was acknowledged before me this 5th day of December, 2005 by Linda Joseph and Mercy D. Noel, who are personally known or have produced a driver's license as identification.

[Notary Seal]

Venora M. McPherson
 Notary Public

Printed Name:

My Commission Expires

