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This instrument prepared  
by and to be returned to:  
**LARRY E. CIESLA, ESQUIRE**  
4400 NW 23rd Avenue, Suite A  
Gainesville, FL 32606  
Florida Bar No. 283533

**NOTE: NO DOCUMENTARY STAMP TAX  
OR INTANGIBLE TAX IS DUE PURSUANT  
TO RULE 12B-4.014(2)(a),  
FLORIDA ADMINISTRATIVE CODE (Gift)**

Inst: 202612001377 Date: 01/22/2026 Time: 9:41AM  
Page 1 of 2 B: 1558 P: 2257, James M Swisher Jr, Clerk of Court:  
Columbia, County, By: MD  
Deputy ClerkDoc Stamp-Deed: 0.70

## Warranty Deed

THIS INDENTURE, made this 19th day of January, 2026, between JAMES N. LEWIS, JR., a single person, the unmarried widower of KAREN H. LEWIS, deceased, individually, and JAMES N. LEWIS, JR., as Sole Trustee of the LEWIS FAMILY REVOCABLE LIVING TRUST DATED MAY 30, 2024<sup>1</sup>, hereinafter referred to as "Grantors," and CINDY RENEE REYNOLDS and JAMES OLLIE REYNOLDS, wife and husband, as tenants by the entirety, hereinafter referred to as "Grantees", whose address for tax bill purposes is 1468 SW Main Boulevard, Suite 105, Lake City, FL 32025,

### WITNESSETH:

That Grantors, for and in consideration of the sum of TEN & 00/100 DOLLARS (\$10.00) and other good and valuable consideration to Grantors in hand paid by Grantees, receipt whereof is hereby acknowledged, have conveyed, granted, bargained and sold to said Grantees and Grantees' heirs and assigns forever the following-described real property situate, lying and being in Columbia County, Florida, *to wit*:

Commence at the Southeast corner of the Northeast 1/4 of the Southwest 1/4 of Section 16, Township 6 South, Range 17 East, Columbia County, FL, and run North 00°23'54" West, 386.55 feet to the Point of Beginning; thence run South 89°13'02" West, 143.99 feet; thence continue South 89°13'02" West, 577.89 feet to a point on the Easterly maintained right-of-way line of SW Carl Wilson Road, said point being on a curve concave to the Southeast, having a radius of 4747.86 feet and an included angle of 05°02'25"; thence run Southerly along the arc of said curve, along said maintained right-of-way line, an arc distance of 417.66 feet, said curve also being subtended by a chord bearing and distance of South 21°40'46" West, 417.53 feet to the South line of said Northeast 1/4 of the Southwest 1/4; thence run North 89°19'34" East, along said South line, 879.59 feet to the Point of Beginning

COLUMBIA COUNTY TAX PARCEL NO. 16-6S-17-09687-003

SUBJECT to easements and restrictions of record and taxes for 2026 and subsequent years.

TO HAVE AND TO HOLD the said described property in fee simple forever, together with all and singular rights, tenements, hereditaments, interest and appurtenances thereunto belonging or anywise appertaining.

<sup>1</sup> A revocable trust, as described in Chapter 736, *Florida Statutes*, and not a Florida Land Trust under Chapter 689, *Florida Statutes*.

AND GRANTORS do hereby covenant with Grantees that Grantors are lawfully seized of the land in fee simple; that Grantors have good right and lawful authority to sell and convey the land; that Grantors fully warrant the title to the real property and will defend the same against the lawful claims of all persons whomsoever, and that the land is free and clear of all encumbrances, except taxes accruing after December 31, 2025.

This instrument has been prepared solely from information given by the parties hereto. There are no express or implied guarantees as to marketability of title, accuracy of the description, or quantity of land described, as examination of title to the property was neither requested nor conducted. The preparer has not been requested to provide, nor has the preparer provided, advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance, nor has the preparer verified the accuracy of the amount of consideration stated to have been paid in connection with the conveyance or upon which documentary stamp taxes have been calculated.

IN WITNESS WHEREOF, Grantors have signed and sealed these presents on the day and year first above written.

Signed, sealed and delivered in our presence:  
(NOTE: Both witnesses witnessed the signatures of both Grantors)

GRANTORS:

*Larry E. Ciesla*

LARRY E. CIESLA, Witness  
4400 NW 23rd Avenue, Suite A, Gainesville, FL 32606

*James N. Lewis, Jr.*

JAMES N. LEWIS, JR.  
1882 Clairmont Road, Apartment 207  
Decatur, GA 30033

*Jackie Hall*

JACKIE HALL, Witness  
4400 NW 23rd Avenue, Suite A, Gainesville, FL 32606

*James N. Lewis, Jr.*

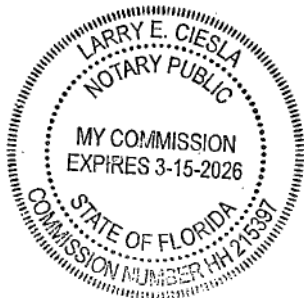
JAMES N. LEWIS, JR., Trustee  
1882 Clairmont Road, Apartment 207  
Decatur, GA 30033

STATE OF FLORIDA  
COUNTY OF ALACHUA

The foregoing instrument was acknowledged before me by means of physical presence this 19th day of January, 2026 by JAMES N. LEWIS, JR., individually and as Trustee of the LEWIS FAMILY REVOCABLE LIVING TRUST DATED MAY 30, 2024,

- who is personally known to me, or
- who produced identification consisting of Georgia driver's license

(SEAL)



*Larry E. Ciesla*

LARRY E. CIESLA  
Notary Public, State of Florida at Large  
My Commission Expires March 15, 2026  
Commission No. HH 215397