

Inst: 202612002829 Date: 02/09/2026 Time: 1:46PM
Page 1 of 2 B: 1560 P: 838, James M Swisher Jr, Clerk of Court
Columbia, County, By: MD
Deputy ClerkDoc Stamp-Deed: 0.70

QUIT CLAIM DEED

This Quit Claim Deed, made this 9th day of February, 2026, by:

Grantor(s): Name(s): Victor Omar Marrero Rosas and Sandra Ivette Santiago Luciano, husband and wife, Address: 128 NW Green Lane, Lake City Florida, 32055

to

Grantee(s): Name(s): Hayden Bryce Hillman and Nicole Stephanie Marrero Santiago, husband and wife, Address: 128 NW Green Lane Lake City Florida 32055.

(Wherever used herein, the terms "Grantor" and "Grantee" include all parties to this instrument and their respective heirs, legal representatives, and assigns.)

Witnesseth:

That the Grantor(s), for and in consideration of the sum of **\$10.00 and other valuable consideration**, the receipt of which is hereby acknowledged, does hereby remise, release, and quit-claim unto the Grantee(s) all right, title, interest, claim, and demand which the Grantor(s) has in and to the following described real property situated in the County of
Columbia, State of Florida, to-wit:

A PORTION OF CERTAIN LANDS AS DESCRIBED IN ORB 1557, PG 23 OF THE PUBLIC RECORDS OF COLUMBIA COUNTY FLORIDA; LYING IN SECTION 22 TOWNSHIP 5 SOUTH, RANGE 17 EAST, COLUMBIA COUNTY FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE SE CORNER OF THE AFOREMENTIONED LANDS DESCRIBED IN ORB 1557, PG 23; THENCE RUN N 00° 38' 08" W ALONG THE EAST LINE OF SAID LANDS, A DISTANCE OF 57.69 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF SW CATHERINE LANE AND THE POINT OF BEGINNING; THENCE CONTINUE N 00° 38' 08" W ALONG SAID EAST LINE, A DISTANCE OF 320.86 FEET; THENCE DEPARTING SAID EAST LINE, RUN S 88° 21' 16" W. A DISTANCE OF 259.01 FEET; THENCE RUN S 00° 38' 08" E, A DISTANCE OF 317.68 FEET TO THE AFORESAID NORTH RIGHT-OF-WAY LINE; THENCE RUN N 89° 03' 27" E ALONG SAID NORTH RIGHT-OF-WAY LINE A DISTANCE OF 258.90 FEET TO THE POINT OF BEGINNING.

CONTAINING 2.003 ACRES MORE OR LESS.

Parcel ID#: _____

Together with all the tenements, hereditaments, and appurtenances thereto belonging.

IN WITNESS WHEREOF, the Grantor(s) have signed and sealed this deed on the date first above written.

Signed, sealed, and delivered in the presence of:

Witness #1: Name: Betsy Roberts Signature: Betsy Roberts

Address: 2357 US. Hwy 90 west, Lake City, FL 32055

Witness #2: Name: Serenity Camiel Signature: Serenity Camiel

Address: 2357 US. Hwy 90 west, Lake City, FL 32055

Grantor(s):

Signature: [Signature] Printed Name: VICTOR O. MARRERO ROSAS

Signature: [Signature] Printed Name: Sandra Lnette Santiago Luciano

Notary Acknowledgment (Florida)

State of Florida County of Columbia

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this 9th day of February, 2026, by:

Victor Marrero Rosas & Sandra Santiago Luciano (name of person acknowledging),

who is personally known to me ☐ or produced the following identification:

Valid FL Drivers License

Notary Public: Signature: Betsy Roberts Printed Name: Betsy Roberts

Commission No.: 111478703

My Commission Expires: 1-7-28

