

PREPARED BY & RETURN TO:

Name: MANDIE SHREE JONAS
Address: 146 SE MOJAVE WAY
LAKE CITY, FL 32025P/O

Parcel No.: P/O 04659-007

Inst: 202612005917 Date: 03/18/2026 Time: 9:17AM
Page 1 of 1 B: 1563 P: 1018, James M Swisher Jr, Clerk of Court
Columbia, County, By: TD
Notary Clerk/Doc Stamp, Deed - 0.70

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

This **WARRANTY DEED**, made the 18TH day of **March, 2026**, by **NELSON EDDIE EVANS** and **MARTHA LYNN EVANS, HUSBAND AND WIFE**, hereinafter called the Grantors, to **MANDIE SHEREE JONAS** and **KENDRICK LAMAR JONAS, HER HUSBAND**, whose post office address is **146 SE MOJAVE WAY, LAKE CITY, FL 32025**, hereinafter called the Grantees:

WITNESSETH: That the Grantors, for and in consideration of the sum of \$10.00 and other valuable consideration, receipt whereof is hereby acknowledged, do hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantees all that certain land situate in County of Columbia, State of Florida, viz:

LOTS 5 AND 14, FRANK THOMAS SUBDIVISION, UNRECORDED. SAID LANDS LYING IN SECTION 1, TOWNSHIP 2 SOUTH, RANGE 17 EAST, COLUMBIA COUNTY, FLORIDA.

THE LEGAL DESCRIPTION USED ON THIS DEED WAS PROVIDED BY THE GRANTEES WITH NO WARRANTIES.

TOGETHER WITH all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

SUBJECT TO TAXES FOR THE YEAR 2026 AND SUBSEQUENT YEARS, RESTRICTIONS, RESERVATIONS, COVENANTS AND EASEMENTS OF RECORD, IF ANY.

TO HAVE AND TO HOLD the same in fee simple forever.

And the Grantors hereby covenant with the Grantees that the Grantors are lawfully seized of said land in fee simple, that the Grantors have good right and lawful authority to sell and convey said land and that the Grantors hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever. Grantors further warrant that said land is free of all encumbrances, except as noted herein and except taxes accruing subsequent to December 31, 2025.

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

Signed, sealed and delivered in the presence of:

[Signature]
Witness Signature
Printed Name: STEPHAN FANNING
Witness Address: 757 W DUVAL ST
LAKE CITY, FL 32055

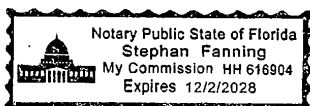
Nelson Eddie Evans L.S.
Name: NELSON EDDIE EVANS
Address: 200 NE PENOLA WAY, LAKE CITY, FL 32055

[Signature]
Witness Signature
Printed Name: MARY ANN TOMLINSON
Witness Address: 757 W DUVAL ST
LAKE CITY, FL 32055

Martha Lynn Evans L.S.
Name: MARTHA LYNN EVANS
Address: 200 NE PENOLA WAY, LAKE CITY, FL 32055

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 18TH day of **March, 2026**, by **NELSON EDDIE EVANS** and **MARTHA LYNN EVANS**, who are personally known to me or who have produced DRIVER LICENSE as identification.



[Signature]
Signature of Notary
Printed Name: STEPHAN FANNING
My commission expires: