

Prepared by and Return to:
Heritage Title Services of North Florida, Inc.
201 Parshley Street S.W.
Live Oak, Florida 32064
Our File Number: 15-9193

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DC,P.DeWitt Cason,Columbia County Page 1 of 2 B:1300 P:1291

For official use by Clerk's office only

STATE OF Florida)
COUNTY OF Columbia) **SPECIAL WARRANTY DEED**
) (Corporate Seller)
)

THIS INDENTURE, made this August 27, 2015, between Florida Credit Union, a not-for-profit corporation, whose mailing address is: P. O. Box 5549, Gainesville, FL 32627, party of the first part, and Christopher Corwine and Nancy Corwine, husband and wife, whose mailing address is: 200 Abbey Lane Drive, Guyton, GA 31312, party/parties of the second part,

WITNESSETH:

First party, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, aliens, remises, releases, conveys and confirms unto second party/parties, his/her/their heirs and assigns, the following described property, to wit:

THE WEST 1/2 OF THE WEST 1/2 OF THE EAST 1/2 OF THE WEST 1/2 OF THE
NORTHWEST 1/4 OF SECTION 23, TOWNSHIP 4 SOUTH, RANGE 15 EAST,
COLUMBIA COUNTY, FLORIDA, LESS AND EXCEPT ROAD RIGHT OF WAY.

Parcel number: 23-4S-15-00373-001

Subject to any valid and existing oil, gas or mineral right, reservation, royalty transfer or mineral deed conveying or reserving any interest in the oil, gas or minerals underlying said lands, or any portion thereof, heretofore executed and duly recorded in the public records of said county.

Subject, however, to all covenants, conditions, restrictions, reservations, limitations, easements and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any.

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

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

AND the party of the first part hereby covenants with said party of the second part, that it is lawfully seized of said land in fee simple; that it has good right and lawful authority to sell and convey said land; that it hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under the party of the first part.

IN WITNESS WHEREOF, first party has signed and sealed these present the date set forth on August 27, 2015.

Signed, sealed and delivered
in the presence of:

Florida Credit Union

Witness signature

NOLAN WALKER

Print witness name

Witness signature

Timothy Omlor

Print witness name

By:

Print Name: Christine Jenkins

Title: Sr. V.Pres/Chief Lending Officer

(Corporate Seal)

State of Florida

County of ALACHUA

THE FOREGOING INSTRUMENT was acknowledged before me this 27th day of August, 2015 by Christine Jenkins, Sr. V.Pres/Chief Lending Officer of Florida Credit Union who is personally known to me or who has produced _____ as identification.

Notary Public

Wesley Colson
Print Notary Name

My Commission Expires: _____

Notary Seal

