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Prepared by and return to:

Crystal Curran  
Alachua Title Services, LLC  
16407 Northwest 174th Drive  
Suite C  
Alachua, FL 32615  
(386) 418-8183  
File No 20-157

Parcel Identification No 00-00-00-01309-019 (PART OF)

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## WARRANTY DEED

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

This indenture made the **24th day of April, 2020** between **Alexander Alfred Napoles, an unmarried man**, whose post office address is **12806 Southwest 49th Terrace, Miami, FL 33175**, of the County of Miami-Dade, State of Florida, Grantor, to **Thomas E. Pawlik, a single man**, whose post office address is **126 Southwest Bumble Street, Fort White, FL 32038**, of the County of Columbia, State of Florida, Grantee:

**Witnesseth**, that said Grantor, for and in consideration of the sum of TEN DOLLARS (U.S.\$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 Columbia, Florida, to-wit:

**Lot 19, THREE RIVERS ESTATES UNIT NO. 21**, according to the map or plat thereof, as recorded in Plat Book 6, Page(s) 15, of the Public Records of Columbia County, Florida.

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

**Subject to** taxes for 2020 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

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

**And** Grantor hereby covenants with the Grantee that the Grantor is lawfully seized of said land in fee simple, that Grantor has good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever.

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:

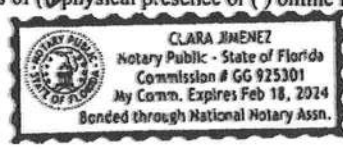
JOSE OLIVONEZ  
WITNESS  
Myrna Leaf  
WITNESS

Alexander Alfred Napoles

STATE OF FLORIDA  
COUNTY OF Miami-Dade

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization this 23 day of April, 2020, by Alexander Alfred Napoles.

[Signature]  
Signature of Notary Public  
Print, Type/Stamp Name of Notary



Personally Known:  OR Produced Identification: \_\_\_\_\_  
Type of Identification  
Produced: \_\_\_\_\_