

RETURN TO:
RS HOLDEN, WILLIAMS, RADDENBERGER,
MORTGAGE AND ESTATE CO.

THIS INSTRUMENT WAS PREPARED BY:
HOWARD MARK FURMAN, ESQUIRE
2261 NORTH UNIVERSITY DRIVE, SUITE 200
PEMBROKE PINES, FLORIDA 33024
1 (305) 962-1667 / FAX 1 (305) 989-1620

Rec. 600
Doc Stamps 658.00
Int. Tax
Surtax
Total 664.00

DOCUMENTARY STAMP \$658.00
INTANGIBLE TAX
P. DeWITT CASON CLERK OF
COURTS, COLUMBIA COUNTY
BY *Paul R. Cason*

BUYER #1 S.S. NUMBER [REDACTED]
BUYER #2 S.S. NUMBER [REDACTED]

WARRANTY DEED

THIS INDENTURE was made and is effective as of the date upon which the signature of the last Grantor to sign this document as acknowledged before a notary or consul, between grantor:

FRANK L. PERKINS AND THERESA C. PERKINS,
RESPECTIVELY, HUSBAND AND WIFE,

and grantee: GREGORY J. LUSSIER and BARBARA S. LUSSIER, husband and wife

whose street address shall be ROUTE 4, BOX 244 R, LAKE CITY, FL 32055

WITNESSETH: That grantor for and in consideration of the sum of ten dollars (\$10.00) and other good and valuable consideration, the sufficiency of which is hereby acknowledged, paid by grantee, the receipt of which is hereby acknowledged, has granted, bargained and sold to the grantee, his heirs and assigns forever, the following described land, to wit:

Section 13, Township 4 South, Range 15 East, East 1/4 of the Northwest 1/4 of the Northwest 1/4 of the Public Records of Columbia County, Florida. TAI FOLIO #:13-4S-15-00353-002

SUBJECT TO: Restrictions, limitations and easements of record, if any; however, this conveyance shall not serve to reimpose same. Taxes accruing subsequent to 12-31-90. Mortgage(s) to be assumed and paid by grantee, if any:

OK 0767 PG 2139

AND the grantor does hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

OFFICIAL RECORDS

IN WITNESS WHEREOF, the said grantor has signed and sealed these presents the day and year notarized below.

TWO WITNESSES AS TO EACH GRANTOR (EACH WITNESS MUST PRINT HIS/HER NAME BELOW SIGNATURE):

WITNESS 1 *[Signature]* WITNESS 2 *[Signature]* FRANK L. PERKINS L.S.
PRINT NAME MICHAEL V. MINERVIN PRINT NAME *[Signature]*

WITNESS 1 *[Signature]* WITNESS 2 *[Signature]* THERESA C. PERKINS L.S.
PRINT NAME MICHAEL V. MINERVIN PRINT NAME *[Signature]*

The forwarding address for FRANK L. PERKINS is: 8418 Ciclevision St. Rowlett, Tx 75088.
The forwarding address for THERESA C. PERKINS is: 8418 Ciclevision St. Rowlett, Tx. 75088.

STATE OF TEXAS COUNTY OF DALLAS, ss: I hereby certify that on this day, before me, an officer duly authorized in the state and County aforesaid to take acknowledgments, personally appeared:

FRANK L. PERKINS
to me known to be the person(s) described in and who executed the foregoing instrument and acknowledged before me that he (she or they) executed the same. WITNESS my hand and official seal this 28 day of OCT, 1991.

(SEAL OF NOTARY or CONSUL)
Clare M. Henderson 10-16-95
Notary Public or Consul / commission expiration date
PRINT NOTARY/CONSUL NAME: CLARE M. HENDERSON

STATE OF TEXAS COUNTY OF DALLAS, ss: I hereby certify that on this day, before me, an officer duly authorized in the state and County aforesaid to take acknowledgments, personally appeared:

THERESA C. PERKINS
to me known to be the person(s) described in and who executed the foregoing instrument and acknowledged before me that he (she or they) executed the same. WITNESS my hand and official seal this 28 day of OCT, 1991.

(SEAL OF NOTARY or CONSUL)
Clare M. Henderson 10-16-95
Notary Public or Consul / commission expiration date
PRINT NOTARY/CONSUL NAME: CLARE M. HENDERSON

92 14248

1992 NOV 25 PM 3:11

CLERK OF COURTS
COLUMBIA COUNTY
FLORIDA
BY *Paul R. Cason* D.C.

Parcel 13-4S-15-00353-002

View Tax Bill · PRC · Print Summary
Dual Maps · Interactive GIS

Owners

LUSS ER GREGORY J
LUSSIER BARBARA S
2178 SW BRIM ST
LAKE CITY, FL 32024

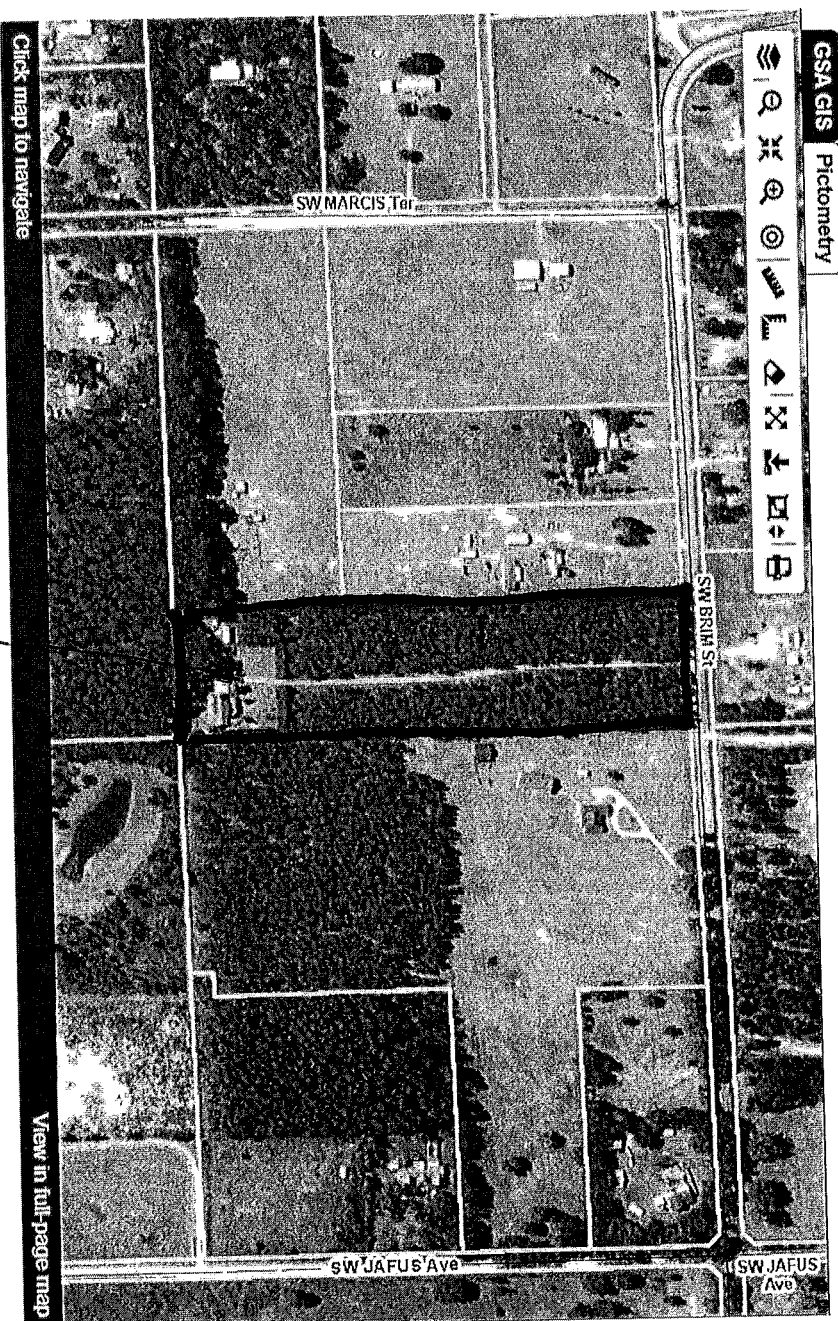
Parcel Summary

Location	2178 SW BRIM ST
Use Code	5000 - IMPROVED AG
Tax District	
Acreege	9.9000
Section	13
Township	4S
Range	15
Subdivision	DIST 3
Exemptions	01 HOMESTEAD (196 031a&b) (100%)

Legal Description

E1/4 OF NW1/4 OF NW1/4 EX 10 AC DESC IN
ORB 1274-604 FOR ADD'L RW ON BRIM ST

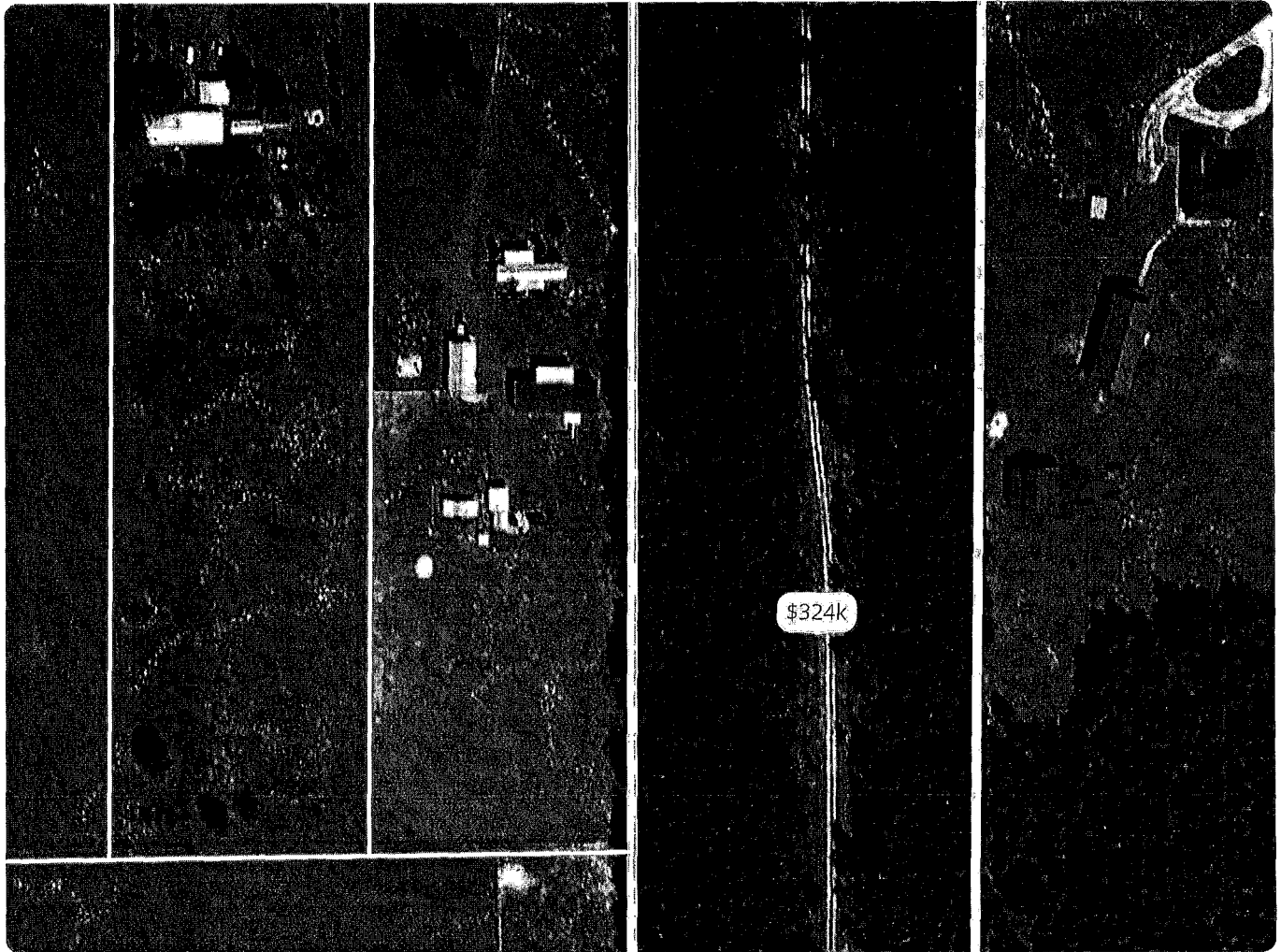
ORB 767 2139



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- Addition is 41' wide Attached
to existing house, NORTH
IT is 1,305' from house to
Brim Street,
- IT is 82' from back of house
to property line, (SOUTH)
- IT is 211' from house to
west line (boundary)
- IT is 40' ON EAST Boundary
from house,

Lot Information



Overview

LEGAL DESCRIPTION

13 4S 15E13 4S 15E13 04S15134S15E1
34S15E13 4S 15E13 4S 15E13 4S 15E1
3 4S 15E

COUNTY LAND USE CODE

12023

TYPE OF DEED

LAND USE CODE

Rural Residence

COUNTY

Columbia

COORDINATES

Deed Of Trust

30.145176, -82.774288

LAND SQFT

LAND ACRES

431,244 sq. ft.

9.90 acres

ASSESSED YEAR

ASSESSED VALUE

2024

\$166,638

LAND VALUE

IMPROVEMENTS VALUE

\$10,996

\$155,642

PARCEL NUMBER

TRACT NAME

13-4S-15-00353-002

Census Tract 1106.03


GEOID

QUALIFIED GEOID

12023110603

1400000US12023110603

Husband And Wife

 February 04, 2017

Deed Of Trust

RESIDENTIAL • VETERANS ADMINISTRATION

BUYER

Gregory J Lussier Barbara S Lussier

2178 SW BRIM ST LAKE CITY FL 320243916

LENDER DETAILS

LENDER

Funding/Finance Company

MORTGAGE

\$213,111

COUNTY RECORDS

APN #

13-4S-15-00353-002

DOCUMENT TYPE

Deed Of Trust

BOOK

001330

PAGE

002508

COUNTY

Columbia

PURCHASE TYPE

Mortgage

TITLE RECORDS

TRANSACTION ID

704399733

MORTGAGES RECORDS

TERM

25 years

TERM DATE

02/12/2042

BOOK

001330

LENDER NAME

Quicken Lns

LENDER ADDRESS

INSTRUMENT NUMBER

