

Prepared by and return to:

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**Brent Baris, Esq.**  
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**File Number: 22-141D**

Parcel Identification No. **01-5S-16-03405-212**

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## Warranty Deed

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

**This Indenture** made this 16<sup>th</sup> day of **June, 2022** between **Alberto Cruz and Maria Bermudez, Husband and Wife** whose post office address is **4345 Woodstock Drive, Apartment A, West Palm Beach, FL 33409** of the County of **Palm Beach, State of Florida**, grantor\*, and **Jean Hendrickx, a single woman** whose post office address is **374 SW Ainsley Glen, Lake City, FL 32024** of the County of **Columbia, State of Florida**, grantee\*,

**Witnesseth** that said grantor, for and in consideration of the sum of **TEN AND NO/100 DOLLARS (\$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 County, Florida**, to-wit:

**Lot 12, Block A, of Southwood Meadows Unit II, according to the Plat thereof, as recorded in Plat Book 6, Page 84, of the Public Records of Columbia County, Florida.**

**Subject to taxes for 2022 and subsequent years; covenants, conditions, restrictions, easements, reservations and limitations of record, if any.**

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

\* "Grantor" and "Grantee" are used for singular or plural, as context requires.

**In Witness Whereof**, grantor has hereunto set grantor's hand and seal the day and year first above written.

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Signed, sealed and delivered in our presence:

Dmarden  
Witness  
Printed Name: Danielle Marden

Alberto Cruz  
Alberto Cruz

Leila Naylor  
Witness  
Printed Name: Leila Harrington

Dmarden  
Witness  
Printed Name: Danielle Marden

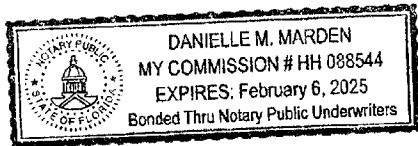
Maria Bermudez  
Maria Bermudez

Leila Naylor  
Witness  
Printed Name: Leila Harrington

State of Florida  
County of Columbia

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 16<sup>th</sup> day of June, 2022 by Alberto Cruz and Maria Bermudez who  are personally known or  have produced drivers' licenses as identification.

[Seal]



Dmarden  
Notary Public  
Print Name: Danielle M. Marden  
My Commission Expires: 2/4/25