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This Instrument Prepared by & return to:
Name: **GEORGE A. JACKSON**
Address: **249 SW MONTGOMERY DRIVE
LAKE CITY, FLORIDA 32025**

Inst: 201412000895 Date: 1/22/2014 Time: 4:17 PM
Doc Stamp: Deed 0.70
P.C. DeWitt Cason, Columbia County Page 1 of 2 B:1268 P:1380

Parcel I.D. #: **08586-004**

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

THIS WARRANTY DEED Made the 17th day of January, A.D. 2014, by **GEORGE A. JACKSON** and **CARMEN JACKSON, HIS WIFE**, hereinafter called the grantors, to **DANIEL BEDFORD JACKSON, A SINGLE PERSON**, whose post office address is **P.O. BOX 2004, LAKE CITY, FLORIDA 32056**, hereinafter called the grantee:

(Wherever used herein the terms "grantors" and "grantee" include all the parties to this instrument, singular and plural, the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

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 grantee all that certain land situate in **Columbia County, State of Florida**, viz:

SEE SCHEDULE "A"

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 grantors hereby covenant with said grantee that they are lawfully seized of said land in fee simple; that they have good right and lawful authority to sell and convey said land, and hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever, and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2014.

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:

Patricia Lang
Witness Signature

Patricia Lang
Printed Name

Cyler Rogers
Witness Signature

Cyler Rogers
Printed Name

George A. Jackson L.S.
GEORGE A. JACKSON

Address:
249 SW MONTGOMERY DRIVE, LAKE CITY,
FLORIDA 32025

Carmen Jackson L.S.
CARMEN JACKSON

Address:
249 SW MONTGOMERY DRIVE, LAKE CITY,
FLORIDA 32025

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 17th day of January, 2014, by **GEORGE A. JACKSON** and **CARMEN JACKSON**, who are known to me or who have produced Driver's License as identification.

Patricia Lang
Notary Public
My commission expires 12-14-14



SCHEDULE A

TOWNSHIP 4 SOUTH - RANGE 17 EAST

SECTION 20: COMMENCE at the Southwest corner of the Northeast 1/4 of the Southwest 1/4 of Section 20, Township 4 South, Range 17 East, Columbia County, Florida and run North 00°59'02" West along the West line of said Northeast 1/4 of the Southwest 1/4 of Section 20 a distance of 411.89 feet to the Northwest corner of the South 411.65 feet of the Northeast 1/4 of the Southwest 1/4 of Section 20; thence North 88°33'37" East along the North line of the South 411.65 feet of the Northeast 1/4 of the Southwest 1/4 of Section 20 a distance of 420.00 feet; thence North 00°59'02" West along a line parallel to the West line of the Northeast 1/4 of the Southwest 1/4 of Section 20 a distance of 210.00 feet to the Point of Beginning; thence N 00°59'02" West 210.00 feet; thence S 88°33'37" West 420.00 feet to the West line of NE 1/4 of SW 1/4; thence S 00°59'02" East along said West line 210.00 feet; thence N 88°33'05" East 420.00 feet to the Point of Beginning.

TOGETHER WITH an easement for ingress, egress and utilities, which shall at all times remain open and unobstructed, as follows:

COMMENCE at the Southwest corner of the Northeast 1/4 of the Southwest 1/4 of Section 20, Township 4 South, Range 17 East, Columbia County, Florida and run North 00°59'02" West along the West line of said Northeast 1/4 of the Southwest 1/4 of Section 20 a distance of 411.89 feet to the Northwest corner of the South 411.65 feet of the Northeast 1/4 of the Southwest 1/4 of Section 20; thence North 88°33'37" East along the North line of the South 411.65 feet of the Northeast 1/4 of the Southwest 1/4 of Section 20 a distance of 420.01 feet; thence North 00°59'02" West along a line parallel to the West line of the Northeast 1/4 of the Southwest 1/4 of Section 20 a distance of 210.00 feet to the Point of Beginning of said Easement; thence N 88°33'05" East 831.66 feet more or less to the West right of way line of SR 131; thence N 00°15'50" West along said West right of way line 30.00 feet; thence S 88°33'05" West 831.66 feet more or less to the East boundary of the parcel conveyed; thence S 00°59'02" East along said East boundary 30.00 feet to the Point of Beginning.