

This Document Prepared By:
William E. Curphey
c/o National Deed Network, Inc.
36181 East Lake Road #382
Palm Harbor, FL 34685

After Recording Return To:
Mail Tax Statements To:
Michael R. Davis and Rachel Davis
135 NW Winding Place,
Lake City, FL 32055

Order #: 103-2047544-FL
Parcel ID #: 28-3S-16-02372-135

QUIT CLAIM DEED

This QUITCLAIM DEED is made this 13th day of November, 2020, by **Michael R. Davis, a married man who acquired title as a single person, herein joined by his spouse Rachel Davis**, whose address is **135 NW Winding Place, Lake City, FL 32055**, hereinafter "Grantor," and **Michael R. Davis and Rachel Davis, husband and wife, as joint tenants**, whose address is **135 NW Winding Place, Lake City, FL 32055**, hereinafter "Grantee." Wherever used herein the terms "Grantor" and "Grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations.

WITNESSETH, that said Grantor, for in consideration of the sum of **Zero and 00/100 (\$0.00) Dollars**, to Grantor in hand paid by Grantee, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said Grantee forever, all the right, title, interest, claim and demand which the Grantor has in and to the following described lot, piece or parcel of land in Columbia County, State of Florida, to-wit:

Lot 35 of Emerald Lakes Phase One, a subdivision, according to the plat thereof as recorded in Plat Book 6, Page(s) 104, of the public records of Columbia County, Florida.

Parcel ID #: 28-3S-16-02372-135
Property Address: 135 NW Winding Place, Lake City, FL 32055

TO HAVE AND TO HOLD, the same together with all and singular improvements and appurtenances thereunto belonging or in anywise appertaining thereto, in fee simple forever.

IN WITNESS WHEREOF, Grantor has executed this deed under seal on the day and year first written above.

Signed, sealed and delivered in our presence:

Witnesses:

Carolyn a. Elder
Witness

Carolyn a. Elder
Print Name

O. Paul Elder
Witness

O. PAUL ELDER
Print Name

Michael R. Davis
Michael R. Davis
Rachel Davis
Rachel Davis

STATE OF FL.

COUNTY OF Columbia

The foregoing instrument was acknowledged before me by means of [] physical presence or [] online notarization, this 13TH day of NOV, 2020, by **Michael R. Davis and Rachel Davis**, who is personally known to me or who has produced R. D. L. (type of identification) as identification.



O PAUL ELDER
Commission # GG 201736
Expires July 24, 2022

O. Paul Elder
Notary Public
My commission expires 07/24/2022

DISCLAIMER: The preparer makes no representation other than the validity of the form of this instrument. Preparer did not perform a title search on, or a boundary survey of, the property conveyed and makes no representation as to status of the title, property use or zoning regulations. Preparer has offered no legal advice to the Grantor or Grantee on: the type of deed to use, the tenancy created, nor any other legal or tax implication of this conveyance. If Grantor or Grantee want this advice, they should seek independent legal counsel.