


Prepared by and return to:

Michael H. Harrell
Abstract Trust Title, LLC.
283 Northwest Cole Terrace
Lake City, FL 32055
4-11822

Inst: 202212017016 Date: 08/31/2022 Time: 9:12AM
Page 1 of 2 B: 1474 P: 1254, James M Swisher Jr, Clerk of Court
Columbia, County, By: VC 
Deputy Clerk Doc Stamp-Deed: 350.00

Warranty Deed

This Warranty Deed is executed this 22 day of August, 2022 by Michael Blum and Sharon Blum, husband and wife, whose address is 9242 Isles Cay Drive, Delray Beach, FL 33446, hereinafter called the grantor, to Tiffany Burgess, whose address is 170 SE Pueblo Way Lake City, Florida 32025 hereinafter called the 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 corporation)

Witnesseth, that said Grantor, for and in consideration of the sum of *TEN 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 heirs and assigns forever, the following described land situated, lying and being in Columbia County, Florida, to-wit.

Lot 29, COBBLESTONE, UNIT 2, a subdivision, according to the Plat thereof, as recorded in Plat Book 8, Pages 21-24, of the Public Records of Columbia County, Florida.

Together With all tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

Subject To taxes for the current tax year and subsequent years, not yet due and payable; covenants, restrictions, reservations and limitations of record, if any.

To Have And To Hold, the same in fee simple forever.

And Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; 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:

[Signature]
Witness

HENRY MACIEY
Printed Name

[Signature]
Michael Blum

[Signature]
Sharon Blum

[Signature]
Witness

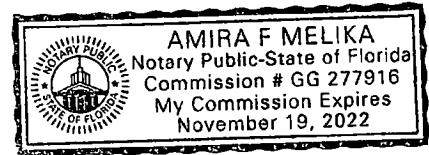
SAM MENDOZA
Printed Name

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me by means of physical presence or online notarization this 22 day of August, 2022, by Michael Blum and Sharon Blum, husband and wife.

[Signature]

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



Personally Known: _____ OR Produced Identification:

Type of Identification

Produced: Driver's License