

This Instrument Prepared by & return to:

Name: **JOYCE KIRPACH, an employee of
TITLE OFFICES, LLC**
Address: **1089 SW MAIN BLVD.
LAKE CITY, FLORIDA 32025
File No. 05Y-06161KW**

Inst: 2005018675 Date: 08/04/2005 Time: 12:39
Doc Stamp-Deed : 945.00
ML DC, P. DeWitt Cason, Columbia County B: 1053 P: 2877

Parcel I.D. #: **05547-000**

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

THIS WARRANTY DEED Made the **28th** day of **July**, A.D. 2005, by

MICHAEL JAYSON SOWARDS, SINGLE, hereinafter called the grantor, to

ST. PIERRE PAUL and CLAUTA PAUL, HIS WIFE, whose post office address is
1260 NE GUMSWAMP ROAD, LAKE CITY, FL 32025
~~1260 NE 170TH ST, NORTH LAKE CITY, FL 32062~~, hereinafter called the grantees:

(Wherever used herein the terms "grantor" and "grantees" 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 grantor, for and in consideration of the sum of \$10.00 and other valuable consideration, receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the grantees all that certain land situate in **Columbia County, State of FLORIDA**, viz:

THE WEST 1/4 OF THE EAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 LYING
SOUTH OF STATE ROAD NO. S-250, LYING AND BEING IN SECTION 21, TOWNSHIP 3
SOUTH, RANGE 17 EAST, COLUMBIA COUNTY, FLORIDA.

TOGETHER WITH A 2002 DOUBLEWIDE MOBILE HOME ID #H175522GL & H175522GR.

Drainage Easement in favor of COLUMBIA COUNTY, recorded in Official Records Book 339, Page 311, of the Public Records of Columbia County, FLORIDA.

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 grantor hereby covenants with said grantees that he is lawfully seized of said land in fee simple; that he has good right and lawful authority to sell and convey said land, and hereby fully warrants 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, 2004.

In Witness Whereof, the said grantor has signed and sealed these presents, the day and year first above written.

Signed, sealed and delivered in the presence of:

Pam Wilson
Witness Signature

Pam Wilson
Printed Name

Bonita Hadwin
Witness Signature

Bonita Hadwin
Printed Name

Michael Jayson Sowards L.S.
MICHAEL JAYSON SOWARDS
Address:
1260 GUM SWAMP RD, LAKE CITY, FL

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this **28th** day of **July**, 2005, by **MICHAEL JAYSON SOWARDS**, who is known to me or who has produced *Fla Dan King* as identification.

Bonita Hadwin
Notary Public
My commission expires _____



Bonita Hadwin
MY COMMISSION EXPIRES
August 18, 2007
BONDED THRU TROYAL INSURANCE, INC.