

Prepared by and return to:

Robert Stewart
Sky Title, LLC dba Lake City Title
426 SW Commerce Drive #145
Lake City, FL 32025
(386) 758-1880
File No 2024-8006KN

Parcel Identification No 25-4S-16-03165-001

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CORRECTIVE WARRANTY DEED

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

This indenture made the 25 day of September, 2024 between **Patti A. Yaeckel Ferrero aka Patti A. Ferrero, a Single Woman**, whose post office address is **521 SW Stewart Loop, Lake City, FL 32024**, of the County of Columbia, State of Florida, Grantor, to **William Paul Braun, a Single Man, and Joyce E. Collins, a Single Woman, as Joint Tenants with Right of Survivorship**, whose post office address is **471 SW Stewart Loop, Lake City, FL 32024**, of the County of Columbia, State of Florida, Grantees:

Witnesseeth, that said Grantor, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantor in hand paid by said Grantees, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantees, and Grantees' heirs and assigns forever, the following described land, situate, lying and being in Columbia County, Florida, to-wit:

Lot 2, Block A, of PLANTATIONS ESTATES ADDITION, according to the re-Plat thereof, as recorded in Plat Book 10, Page 12, of the Public Records of Columbia County, Florida being formerly known as a portion of Lot 9, Block A, of PLANTATIONS ESTATES, according to the Plat thereof as recorded in Plat Book 3, Page 77, of the Public Records of Columbia County, Florida.

The purpose of this Deed is to correct the legal description shown in that certain Warranty Deed dated August 6, 2024 and recorded on August 30, 2024 in OR Book 1522, Page 1438, Columbia County, Florida records.

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

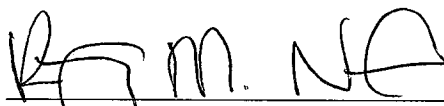
Subject to taxes for 2024 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

To have and to hold the same in fee simple forever.

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

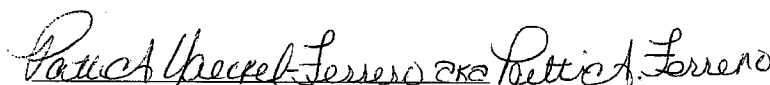
*Signed, sealed and delivered
in our presence:*



Witness

Print Witness Name and Address:

Kelsey M. Nelson
426 SW Commerce Dr. # 145
Lake City, FL 32025



Patti A. Yaeckel Ferrero aka Patti A. Ferrero



Witness

Print Witness Name and Address:

Savannah H. Raulerson
426 SW Commerce Dr.#145
Lake City, FL 32025

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or () online notarization this 25 day of September, 2024, by Patti A. Yaeckel Ferrero aka Patti A. Ferrero, who produced FLDL as identification.



Signature of Notary Public

