

Prepared by and return to:

**Gumminger Law, PLLC
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File Number: 26-010A**

Parcel Identification No. 14-2S-16-01608-103

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Warranty Deed

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

This Indenture made this **13th day of February, 2026** between **2911 Properties LLC, a Florida Limited Liability Company** whose post office address is **212 SW Cottage Glen, Lake City, FL 32024** of the County of **Columbia**, State of **Florida**, grantor*, and **Jennifer Marie Chandler and Kimberly Christine Chandler, a married couple** whose post office address is **154 NW Bison Court, White Springs, FL 32096** of the County of **Alachua**, State of **Florida**, grantee*,

Witnesseth that said grantor, for and in consideration of the sum of **TEN AND NO/100 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's heirs and assigns forever, the following described land, situate, lying and being in **Columbia County, Florida**, to-wit:

Lot 3, Bison Estates Minor Subdivision, according to the map or plat thereof, as recorded in Plat Book 10, Pages 32 and 33, of the Public Records of Columbia County, Florida.

Together with a 2026 LIOH Doublewide Mobile Home containing VIN# LOHGA10025069A and VIN# LOHGA10025069B.

Subject to taxes for 2026 and subsequent years; covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

and said grantor does hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.

* "Grantor" and "Grantee" are used for singular or plural, as context requires.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

----- **Remainder Intentionally Left Blank** -----

Signed, sealed and delivered in our presence:

2911 Properties LLC, a Florida Limited Liability Company

Krystal J. Burton
Witness
Printed Name: Krystal J. Burton
P.O. Address: 2031 SW CR 252B
Lake City FL, 32024

By: [Signature]
David W. Morrell, Manager

[Signature]
Witness
Printed Name: Gatlin Burton
P.O. Address: 2031 SW CR 252B
Lake City FL 32024

State of Florida Columbia
County of _____

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 13th day of February, 2026 by David W. Morrell, Manager of 2911 Properties LLC who are personally known or have produced drivers' licenses as identification.

[Seal]

[Signature]
Notary Public
Print Name: Krystal J. Burton
My Commission Expires: Oct 1, 2029



2911 Properties LLC, a Florida Limited Liability Company

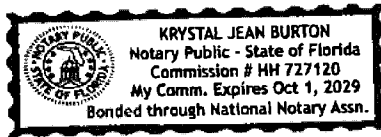
By: [Signature]
Josh Anderson, Manager

[Signature]
Witness
Printed Name: Krystal J. Burton
P.O. Address: 2031 SW CR 252B
Lake City FL 32024

[Signature]
Witness
Printed Name: Gatlin Burton
P.O. Address: 2031 SW RR 252B
Lake City FL 32024

State of Florida
County of Columbia

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 12TH day of February, 2026 by Josh Anderson, Manager of 2911 Properties LLC who are personally known or have produced drivers' licenses as identification.



[Signature]
Krystal J. Burton
Oct 1, 2029