

32,900

WARRANTY DEED

This Warranty Deed made and executed the 15th day of January, 2014, by **SUBRANDY LIMITED PARTNERSHIP**, a Florida limited partnership, hereinafter called the grantor, to **STEVE MCCRAY AND LAURA MCCRAY, HUSBAND AND WIFE**, whose post office address is 314 SW Tara Court, Ft. White, FL 32038, 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 the grantor, for the consideration of the sum of \$ 10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Columbia County, Florida, viz

LOT 10, SUNVIEW ESTATES ADDITION, a subdivision as recorded in Plat Book 7, Pages 106-107, Columbia County, Florida, subject to Deed Restrictions recorded in O.R. Book 959, Pages 1866-1867, Columbia County, Florida, and subject to Power Line Easement.

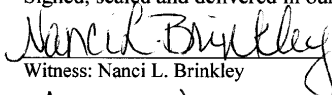
Together with all the tenements, hereditaments and appurtenances thereto belong or in any-wise appertaining.

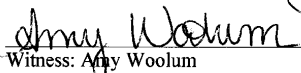
To Have and to Hold, the same in fee simple forever.

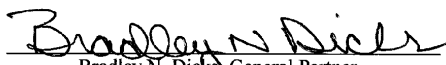
And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple: that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2011.

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

Signed, sealed and delivered in our presence:


Witness: Nanci L. Brinkley


Witness: Amy Woolum

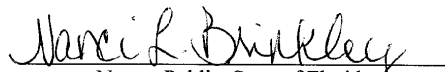

Bradley N. Dicks, General Partner
Subrandy Limited Partnership

State of Florida
County of Columbia

Inst: 201412000887 Date: 1/22/2014 Time: 2:32 PM
Doc Stamp-Deed: 230.30
P. DeWitt Cason, Columbia County Page 1 of 1 B: 1268 P: 1364

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take acknowledgments, personally appeared Bradley N. Dicks, who is personally known to me to be the person described in and who executed the foregoing instrument, who was not required to furnish identification, and he acknowledged before me that he executed the same and who did not take an oath.

WITNESS my hand and official seal in the County and State last aforesaid this 15th day of January, 2014


Notary Public, State of Florida

This instrument prepared by: Bradley N. Dicks
Address: P.O. Box 513 Lake City, FL 32056

