

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 2026-9499AR

Parcel Identification No 25-5S-17-09377-013, 25-5S-17-09377-006

[Space Above This Line For Recording Data]

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

This indenture made the 21st day of April, 2026 between **Morris Lamar Markham and Zelma E. Prince, Husband and Wife**, whose post office address is **12368 SE County Road 245, Lulu, FL 32061**, of the County of Columbia, State of Florida, Grantor, to **Daulton Lane Pendergrast and Brittany Taylor Schellpeper, Husband and Wife**, whose post office address is **12367 SE County Road 245, Lulu, FL 32061**, of the County of Columbia, State of Florida, Grantee:

Witnesseth, 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 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:

A parcel of land lying, being and situate in Section 25, Township 5 South, Range 17 East, and in Section 30, Township 5 South, Range 18 East, Columbia County, Florida, being more particularly described as follows:

COMMENCE at the Southeast corner of Section 25, and thence run North 01 degree 41 minutes 32 seconds West, along the East line of said Section 25, a distance of 659.52 feet to the POINT OF BEGINNING of the hereinafter described parcel of land: Thence run North 88 degrees 05 minutes 57 seconds West a distance of 237.97 feet to the intersection with the Easterly right of way line of County Road Number 245 (100 foot right of way): thence run North 06 degrees 27 minutes 51 seconds West, along said Easterly right of way line of County Road Number 245, a distance of 270.51 feet; thence run South 89 degrees 10 minutes 59 seconds East a distance of 290.98 feet; thence run South 02 degrees 36 minutes 24 seconds East a distance of 273.99 feet; thence run North 88 degrees 05 minutes 57 seconds West a distance of 35.14 feet to the POINT OF BEGINNING.

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

Subject to taxes for 2026 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.

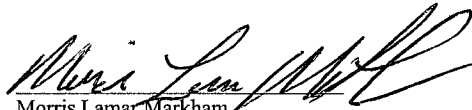
And Grantor hereby covenants with the Grantee that the Grantor is lawfully seized of said land in fee simple, that Grantor has good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims 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:

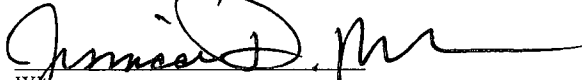


Witness



Morris Lamar Markham

Print Witness Name and Address:
Michael A. Morrison
8767 Old Wine Road
Fort White, FL 32038

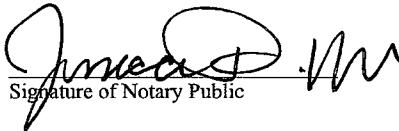


Witness

Print Witness Name and Address:
Jessica D. Moore
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 21st day of April, 2026, by Morris Lamar Markham, () who is/are personally known to me or () who has/have produced FLDL as identification.



Signature of Notary Public

Print, Type/Stamp Name of Notary

