

THIS SPACE PROVIDED FOR RECORDER'S USE ONLY:

PREPARED BY:
Joseph Peurrung
725 NW Country Lake Drive
Lake City, Florida 32055

Inst: 202212009090 Date: 05/09/2022 Time: 2:27PM
Page 1 of 3 B: 1466 P: 670, James M Swisher Jr, Clerk of Court
Columbia, County, By: VC
Deputy ClerkDoc Stamp-Deed: 0.70

PARCEL NUMBER: 36-3S-17 0100/0100

WHEN RECORDED RETURN TO:
Joseph Peurrung
725 NW Country Lake Drive
Lake City, Florida, 32055

WARRANTY DEED

THE GRANTOR(S),

- Rachel Vann Nelson, of 7514 300th Street, Branford, Suwannee County, Florida 32008, a single person,

for and in consideration of: \$100.00 grants, bargains, sells, conveys and warranties to the GRANTEE(S):

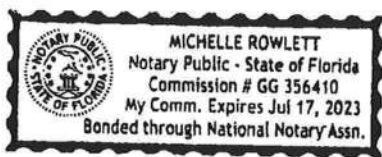
- Joseph Peurrung, 725 NW Country Lake Drive, Lake City, Columbia County, Florida, 32055, a single person,

the following described real estate, situated in Lake City, in the County of Columbia, State of Florida:

Legal Description:

STATE OF FLORIDA, COUNTY OF SUWANNEE, ss:

The foregoing instrument was acknowledged before me, by means of physical presence or online notarization, this 9th day of May, 2022 by Rachel Vann Nelson, who are personally known to me or who have produced _____ as identification.



Michelle Rowlett
Name typed, printed, or stamped

Notary
Title or rank

Serial number (if applicable)

Witness Signatures:

Sherrie Ely
Witness

Sherrie Ely
11590 202nd Street
O'Brien
Florida

Cassie Ogden
Witness

Cassie Ogden
25603 SR 247
O'Brien
Florida

LOT 1 BLOCK B COLLEGE MANOR S/D
UNIT 1. 432-354, 938-2651
944-1403, 956-790, CT 1042-94
QC 1042-970, WD 1050-1536, WD

Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record the grantor hereby covenants with the Grantee(s) that Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell and convey the same; and that Grantor, his heirs, executors and administrators shall warrant and defend the title unto the Grantee, his heirs and assigns against all lawful claims whatsoever.

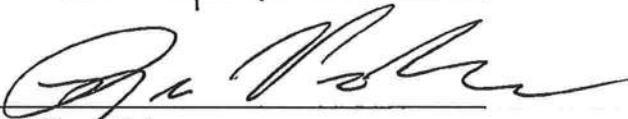
Tax Parcel Number: 36-3S-17 0100/0100

This property is not a homestead.

Deed Drafted By: Joseph Peurrung
725 NW Country Lake Drive
Lake City, Florida, 32055

Grantor Signatures:

DATED: 5/9/22



Rachel Vann Nelson
7514 300th Street
Branford, Florida, 32008