

This Instrument Prepared By:
Michael H. Harrell
Abstract & Title Services, Inc.
283 NW Cole Terrace
Lake City, Florida 32055
ATS# 16323

Inst:2007007479 Date:04/02/2007 Time:16:03
Doc Stamp-Dead : 840.00
DC, P. Dewitt Cason, Columbia County B:1115 P:1090

GENERAL WARRANTY DEED

Individual to Individual (or Corporation/LLC)

This Warranty Deed made this 30th day of March, 2007 by

Maureen F. O'Brian, A Single Person

hereinafter called the Grantor, to

Scott Alan Knupp, and his wife, Hazel Grace Knupp

whose post office address is 12365 SE CR 245, Lulu, FL 32061, 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.)

The Grantor, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, unto the Grantee all that certain land, situate in Columbia County, Florida, viz: TAX ID:R03181-003 :

See Exhibit "A" attached hereto and by this reference made a part hereof.

Together with all the tenements, hereditaments, and appurtenances thereto belonging or in any ways 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, and hereby warrants the title to 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, 2006.

In witness whereof, the said Grantor has signed and sealed these presents the day and year first above written.

Cheryl Beatty
WITNESS
Printed Name: Cheryl Beatty

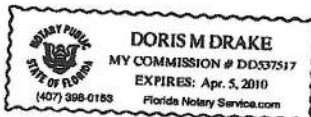
Maureen F. O'Brian
Maureen F. O'Brian

Jackie Taylor
WITNESS
Printed Name: Jackie Taylor

State of Florida
County of Columbia

I hereby certify that on this 30th day of March, 2007, before me, an officer duly authorized to administer oaths and take acknowledgements, personally appeared Maureen F. O'Brian, A Single Person, who is personally known to me or produced a Drivers License for identification, and known to me to be the person described in and who executed the foregoing instrument, who acknowledged before me that he/she/they executed the same, and an oath was not taken.

(SEAL)



[Signature]
NOTARY PUBLIC

My Commission Expires:

ATS 16323

Exhibit "A"

Commence at the Northwest corner of the Southeast Quarter of Northeast Quarter (SE ¼ of NE ¼) and run North 89°40'52" East, along the North line of said Southeast Quarter of Northeast Quarter, 260.0 feet to the East line of Lapaz Street extended and to the Point of Beginning; thence continue North 89°40'52" East, 208.5 feet; thence South 01°55'30" East, 210.0 feet to the North line of Tucson Street; thence South 89°40'52" West, along the North line of said Tucson Street 208.5 feet to the East line of Lapaz Street extended; thence North 01°55'30" West, 210.0 feet to the Point of Beginning. Said land being in Section 26, Township 4 South, Range 16 East, Columbia County, Florida.

WFO

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