

Prepared by and return to:

Rob Stewart
Lake City Title
426 SW Commerce Drive, Ste 145
Lake City, FL 32025
(386) 758-1880
File No 2020-4192VB

Parcel Identification No 01-4S-15-00320-004

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WARRANTY DEED

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

This indenture made the 21st day of December, 2020 between April Butts, a Married Woman and Tabatha Little, a Single Woman, whose post office address is **4500 Creekwood Circle, Kennesaw, GA 30152**, of the County of Cobb, State of Georgia, Grantors, to **Mike Patrick, a Single Man and Amber Mickel, a Single Woman**, whose post office address is **153 SE Pine Drive, Lake City, FL 32025**, of the County of Columbia, State of Florida, Grantees:

Witnesseth, that said Grantors, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantors in hand paid by said Grantees, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantees, and Grantees' heirs and assigns forever, the following described land, situate, lying and being in Columbia, Florida, to-wit:

The East half (E 1/2) of the South half (S 1/2) of the South half (S 1/2) of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of Section 1, Township 4 South, Range 15 East, Columbia County, Florida. Said lands being subject to an easement along the East side thereof for County maintained graded road (Murray Road). Also said lands being subject to a 60 foot easement for ingress and egress along the South side thereof.

Said property is not the homestead of the Grantor under the laws and constitution of the State of Florida in that neither Grantor nor any member of the household of Grantor reside thereon.

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

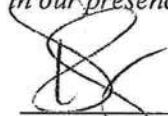
Subject to taxes for 2020 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

TO HAVE AND TO HOLD the same in fee simple forever.

And Grantors hereby covenant with the Grantees that the Grantors are lawfully seized of said land in fee simple, that Grantors have good right and lawful authority to sell and convey said land and that the Grantors hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons

In Witness Whereof, Grantors have hereunto set Grantors' hand and seal the day and year first above written.

Signed, sealed and delivered
in our presence:



WITNESS

PRINT NAME: DeAnna Clements

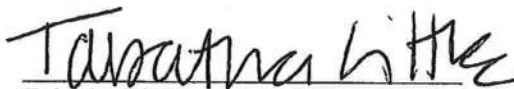


April Butts



WITNESS

PRINT NAME: Eric French



Tabatha Little

STATE OF GA
COUNTY OF Cobb

The foregoing instrument was acknowledged before me by means of ☒ physical presence or () online notarization this 21st day of December, 2020, April Butts and Tabatha Little, who is/are personally known to me or has/have produced Driver ID as identification.



Signature of Notary Public KENNETH LOVE

06/04/2024

