

THIS INSTRUMENT PREPARED BY
AND RETURN TO::

MARLIN M. FEAGLE, ESQUIRE
MARLIN M. FEAGLE, ATTORNEY AT LAW, P.A.
153 NE Madison Street
Post Office Box 1653
Lake City, Florida 32056-1653
Florida Bar No. 0173248

The preparer of this instrument has performed
no title examination nor has the preparer issued
any title insurance or furnished any opinion
regarding the title, existence of liens, the
quantity of lands included, or the location of
the boundaries. The names, addresses, tax
identification numbers and legal description
were furnished by the parties to this instrument.

Inst:201612004222 Date:3/10/2016 Time:1:52 PM
Doc Stamp-Deed:0.00

B DC,P.DeWitt Cason,Columbia County Page 1 of 3 B:1311 P:374

QUIT CLAIM DEED

THIS QUIT-CLAIM DEED made this 1st day of March, 2016, by
LAVERES KELLY, a single person or a married person not residing on the property, whose
mailing address is 6815 West University Avenue, #3205, Gainesville, Florida 32607, first party,
to MARY A. DUCRE, whose mailing address is 406 NW Madison Street, Lake City, Florida
32055, second party.

WITNESSETH:

That the said first party, for and in consideration of the sum of **TEN AND NO/100**
(\$10.00) **DOLLARS**, in hand paid by the said second party, receipt whereof is hereby
acknowledged, does hereby remise, release and quit-claim unto the said second party forever, all
the right, title, interest, claim and demand which the said first party has in and to the following
described lot, piece or parcel of land, situate, lying and being in the County of Columbia, State of
Florida, to-wit:

All my right, title and interest in and to the following described property:

Commence at the intersection of the South line of West Madison Street and the
West line of North Fourth Street and run thence West along the South line of
West Madison Street, 70 feet for the **POINT OF BEGINNING**; thence run West,
along the South line of West Madison Street, 70 feet; thence run South, parallel
with North Fourth Street, 105 feet; thence East parallel with West Madison Street,
70 feet; thence North, parallel with North Fourth Street, 105 feet to the **POINT**
OF BEGINNING, being a portion of the N 1/2 of Block G, in the Western
Division of the City of Lake City, Florida, situate in the NE 1/4 of NE 1/4 of
Section 31, Township 3 South, Range 17 East, in Columbia County, Florida.

ALSO DESCRIBED AS: Commence at the Northeast Corner of Block G,
Western Division of the City of Lake City, Florida, and run thence West along
South line of Madison Street 70.0 feet for a **POINT OF BEGINNING**; thence
continue West along said South line, 70.0 feet; thence run South, on a line parallel
to Fourth Street, 105.0 feet; thence run East on a line parallel to said South right-

of-way line, 70.0 feet; thence run North 105.0 feet to the **POINT OF BEGINNING**.

N.B. Grantor warrants that at the time of this conveyance, the subject property is not the Grantor's homestead within the meaning set forth in the Constitution of the State of Florida, nor is it contiguous to or a part of homestead property.

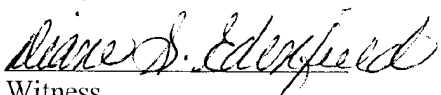
N.B. This conveyance is subject to the outstanding mortgage, together with any other reservations, easements, restrictions of record, liens or encumbrances against the property. Grantee, upon acceptance of this deed, agrees to timely pay the balance due on the mortgage or any other liens against the property and defend, indemnify and hold harmless the Grantor from such mortgage and liens.

Tax Parcel No.: 00-00-00-12315-000

TO HAVE AND TO HOLD, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

IN WITNESS WHEREOF, the said first party has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered
in the presence of:



Witness

DIANE S. EDENFIELD

Print or Type Name

 (SEAL)
LAVERES KELLY



Witness

Terri B. Brown

Print or Type Name

STATE OF FLORIDA
COUNTY OF Columbia

The foregoing instrument was acknowledged before me this 1st day of March, 2016, by **LAVERES KELLY** who is personally known to me or who has produced a Florida driver's license as identification.

Jenni B. Brown
Notary Public, State of Florida

(NOTARIAL



My commission expires: 8/30/2017