

Prepared by / Record & Return to:
Kelley Anne Chida, Esq.
Quintairos, Prieto, Wood & Boyer, P.A.
255 S Orange Avenue, Suite 900
Orlando, FL 32801

136549

SPECIAL WARRANTY DEED

1. IDENTIFICATION OF GRANTOR

Grantor's name and address is: LoanCare, LLC, 3637 Sentara Way, Virginia Beach, VA 23452-4262.

The word "I" or "me" as hereafter used means the Grantor.

2. IDENTIFICATION OF GRANTEE

Grantee's name and address is: Federal National Mortgage Association, 5600 Granite Parkway, Bldg., VII, Plano, TX 75024.

The word "you" as hereafter used means the Grantee.

3. MEANINGS OF TERMS: The terms "I," "me," "you," "grantor," and "grantee" shall be non-gender specific ((i) masculine, (ii) feminine, or (iii) neuter, such as corporations, partnerships or trusts), singular or plural, as the context permits or requires, and include heirs, personal representatives, successors or assigns where applicable and permitted.

4. DESCRIPTION OF REAL PROPERTY CONVEYED: The Property hereby conveyed (the "Real Property") is situated in Columbia County, Florida, and is described as follows:

SEE EXHIBIT "A" ATTACHED

The Property Appraiser's Parcel Identification Number is 08-4S-16-02817-003.

5. HOMESTEAD STATUS: The Real Property is NOT the constitutional homestead of the Grantor.

6. CONSIDERATION: Good and valuable consideration plus the sum of Ten Dollars (\$10.00) and other valuable consideration received by me from you.

7. CONVEYANCE OF REAL PROPERTY: I hereby grant, bargain, sell, alien, remise, release, convey, and confirm to you all of those lands described in Paragraph 4 above, to have and to hold same together with all of the rights, hereditary property, ways, and appurtenances belonging or at all appertaining to the premises, to the grantee above named, grantee's heirs, successors, and assigns forever.

I covenant that the foregoing lands are free from all encumbrances made by me, and I do bind my heirs, successors, and assigns to warrant and forever defend the title to the lands to the above named grantee and grantee's heirs, successors, and assigns, against every person lawfully claiming the property,

or any part thereof, by, through, or under me, but not otherwise, This conveyance is made subject to the following matters: (1) the lien for current taxes and assessments not in default; (2) any and all restrictions, covenants, conditions, and easements, if any relating to the above-described properly shown of record in the County and State above-mentioned; and, (3) all zoning laws, regulations, and ordinances of municipal and/or other governmental authorities, if any, relating to the above-described property.

Executed on January 27, 2021.

Signed in the presence of:

LOANCARE, LLC

Marsha Brunswick
Print Name: **Marsha Brunswick**
Date: 2/17/21

By: Darcie Lyle
Name: **DARCIE LYLE**
Its: **ASSISTANT SECRETARY**

Turquoise Talley
Print Name: **Turquoise Talley**
Date:

STATE OF **VIRGINIA**)
CITY OF **VIRGINIA BEACH**)

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 27 day of JAN, 2021 by DARCIE LYLE the **ASSISTANT SECRETARY** of LoanCare, LLC on behalf of said company. He/she is ☒ personally known to me or ☐ has produced VIA as identification.

Linda Ann Brown
Notary Public, State of **VIRGINIA**
Printed Name: LINDA ANN BROWN
My Commission Expires: 3-31-23

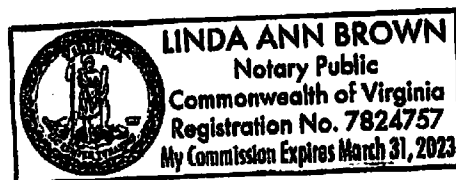


EXHIBIT A

COMMENCE AT THE SOUTHWEST CORNER OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 4 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA AND RUN THENCE NORTH 88 DEGREES 46 MINUTES 54 SECONDS EAST ALONG THE SOUTH LINE OF SAID NORTHEAST 1/4, 41.11 FEET TO THE EAST LINE OF BARWICK ROAD; THENCE NORTH 02 DEGREES 37 MINUTES 14 SECONDS EAST, ALONG SAID EAST LINE, 410.62 FEET, THENCE NORTH 01 DEGREES 19 MINUTES 30 SECONDS WEST, ALONG SAID EAST LINE, 303.46 FEET; THENCE NORTH 88 DEGREES 46 MINUTES 54 SECONDS EAST, 569.72 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 88 DEGREES 46 MINUTES 54 SECONDS EAST, 350.40 FEET; THENCE NORTH 02 DEGREES 06 MINUTES 04 SECONDS WEST, 306.64 FEET; THENCE SOUTH 88 DEGREES 46 MINUTES 54 SECONDS WEST; 346.25 FEET; THENCE SOUTH 01 DEGREES 19 MINUTES 30 SECONDS EAST, 306.60 FEET TO THE POINT OF BEGINNING. TOGETHER WITH AN EASEMENT FOR INGRESS AND EGRESS DESCRIBED AS FOLLOWS: A STRIP OF LAND 30.00 FEET IN WIDTH BEING 30 FEET TO THE LEFT OF A LINE DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHWEST CORNER OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 4 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA AND RUN THENCE NORTH 88 DEGREES 46 MINUTES 54 SECONDS EAST ALONG THE SOUTH LINE OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4, 41.11 FEET TO THE EAST LINE OF BARWICK ROAD; THENCE NORTH 02 DEGREES 37 MINUTES 14 SECONDS EAST, ALONG SAID EAST LINE, 410.62 FEET; THENCE NORTH 01 DEGREES 19 MINUTES 30 SECONDS WEST, ALONG SAID EAST LINE 610.06 FEET TO THE POINT OF BEGINNING; THENCE NORTH 88 DEGREES 46 MINUTES 54 SECONDS EAST, 619.72 FEET TO THE POINT OF TERMINATION OF SAID EASEMENT. TOGETHER WITH 2006 FLEETWOOD INSPIRATION MOBILE HOME UNDER IDENTIFICATION NUMBERS GAFL575A77174IN21 AND GAFL575B77174IN21, WHICH ARE PERMANENTLY AFFIXED THERETO.

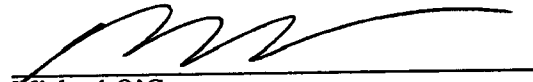
**CERTIFICATE OF SECRETARY
OF
LOANCARE, LLC**

The undersigned hereby certifies:

1. That he is the duly elected, qualified and acting Secretary of LoanCare, LLC ("LoanCare").
2. That Darcie Lyle is the Assistant Secretary, Foreclosure Team Lead as duly adopted by the Board of Managers of LoanCare effective November 6, 2017 and that said action is in full force and effect and has not been amended, modified or revoked. Darcie Lyle is authorized to sign Default and MERS documents.

IN WITNESS WHEREOF, the undersigned has executed this Certificate and affixed the Seal as of the 22 day of Dec, 1, 2017.





Michael O'Connor
Corporate Secretary