

Sales Price is 38,000.00  
Doc Stamps - 8266.00

PREPARED BY & RETURN TO:

Name: Jenna Nettles, an employee of

Address: 757 W. DUVAL STREET  
LAKE CITY, FL 32055

File No. 21-04073

Parcel No.: R04056-118

Inst: 202112014935 Date: 07/26/2021 Time: 3:24PM  
Page 1 of 1 B: 1443 P: 893, James M Swisher Jr, Clerk of Court  
Columbia, County, By: VC  
Deputy Clerk Doc Stamp-Deed: 266.00

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

This **WARRANTY DEED**, made the 26th day of May, 2021, by **TERRI B. NEWMAN INDIVIDUALLY AND AS TRUSTEE OR THEIR SUCCESSORS IN TRUST UNDER THE TERRI B. NEWMAN LIVING TRUST, DATED DECEMBER 18, 2008, AND ANY AMENDMENTS THERETO** and **RANDOLPH WIGGINS INDIVIDUALLY AND AS TRUSTEE OR THEIR SUCCESSORS IN TRUST UNDER THE TERRI B. NEWMAN LIVING TRUST, DATED DECEMBER 18, 2008 , AND ANY AMENDMENTS THERETO**, hereinafter called the Grantors, to **CRAIG TERRY and LISA TERRY**, whose post office address is 275 THISTLEWOOD LN, Fort White, FL 32038, hereinafter called the Grantees:

WITNESSETH: That the Grantors, for and in consideration of the sum of \$10.00 and other valuable consideration, receipt whereof is hereby acknowledged, do hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantees all that certain land situate in County of Columbia, State of Florida, viz:

**Lot 18, in THORNWOOD, a subdivision according to the map or plat thereof as recorded in Plat Book 7, Pages 202-204, of the Public Records of Columbia County, Florida.**

TOGETHER WITH all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

SUBJECT TO TAXES FOR THE YEAR 2021 AND SUBSEQUENT YEARS, RESTRICTIONS, RESERVATIONS, COVENANTS AND EASEMENTS OF RECORD, IF ANY.

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

And the Grantors hereby covenant with the Grantees that the Grantors are lawfully seized of said land in fee simple, that the 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 whomsoever. Grantors further warrant that said land is free of all encumbrances, except as noted herein and except taxes accruing subsequent to December 31, 2021.

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

Signed, sealed and delivered in the presence of:

Jenna A. Nettles  
Witness Signature  
Printed Name: Jenna A. Nettles

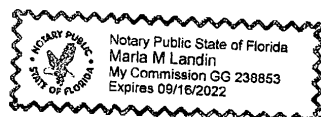
Maria M. Landin  
Witness Signature  
Printed Name: Maria M. Landin

Terri B. Newman L.S.  
Name: TERRI B. NEWMAN INDIVIDUALLY AND AS TRUSTEE OR THEIR SUCCESSORS IN TRUST UNDER THE TERRI B. NEWMAN LIVING TRUST, DATED DECEMBER 18, 2008 , AND ANY AMENDMENTS THERETO  
Address: 7380 NW 17TH COURT, BELL, FL 32619

Randolph Wiggins L.S.  
Name: RANDOLPH WIGGINS INDIVIDUALLY AND AS TRUSTEE OR THEIR SUCCESSORS IN TRUST UNDER THE TERRI B. NEWMAN LIVING TRUST, DATED DECEMBER 18, 2008 , AND ANY AMENDMENTS THERETO  
Address: 7380 NW 17TH COURT, BELL, FL 32619

STATE OF FLORIDA  
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 26th day of May, 2021, by **TERRI B. NEWMAN INDIVIDUALLY AND AS TRUSTEE OR THEIR SUCCESSORS IN TRUST UNDER THE TERRI B. NEWMAN LIVING TRUST, DATED DECEMBER 18, 2008 , AND ANY AMENDMENTS THERETO** and **RANDOLPH WIGGINS INDIVIDUALLY AND AS TRUSTEE OR THEIR SUCCESSORS IN TRUST UNDER THE TERRI B. NEWMAN LIVING TRUST, DATED DECEMBER 18, 2008 , AND ANY AMENDMENTS THERETO**, who are personally known to me or who have produced Driver's License as identification.



Maria M. Landin  
Signature of Notary  
Printed Name: Maria M. Landin  
My commission expires: 9/16/22