

This instrument prepared by & return to: Cathy Skelly  
Sonshine Title Services, Inc.  
100 W. Call Street  
Starke, FL 32091  
Consideration: \$60,000.00  
Rec.: 10.00  
Tax ID No: 32-4S-17-08925-002  
Our File: 20-2734

Inst: 202012010807 Date: 06/22/2020 Time: 2:22PM  
Page 1 of 1 B: 1413 P: 2331, P.DeWitt Cason, Clerk of Court  
Columbia, County, By: BD  
Deputy ClerkDoc Stamp-Deed: 420.00

## General Warranty Deed

Made this 17 day of June, 2020 by Jeffery Scott Harper, whose post office address is: 6733 Castlewood Street, Navarre, FL 32566, hereinafter called the grantor, to: Michael Jones and Roxi M. Jones, Husband and Wife whose post office address is: 301 SW Villa Court, Lake City, FL 32024 hereinafter called the grantee,

(Whenever used herein the term "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 corporations)

**WITNESSETH:** that the grantor, for and in consideration of the sum of Sixty Thousand and 00/100 Dollars (\$60,000.00), and other variable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situated in Columbia, Florida, viz:

That certain land situate in Columbia County, Florida, in Section 32, Township 4 South, Range 17 East: Commence at the intersection of the East line of the Northwest 1/4 of the Northwest 1/4, and South Right of Way Line of the existing County graded road and run thence East along the South Right of Way Line of said County graded road 521 feet; thence run Southwesterly 915 feet; thence run Northwesterly 521 feet to the East line of said Northwest 1/4 of Northwest 1/4; thence run North along said West line of Northwest 1/4 of Northwest 1/4 800 feet to the Point of Beginning.

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 members of the household of Grantor reside thereon.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise 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; that the grantor hereby fully 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, 2019.

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, Sealed and Delivered in Our Presence:

Susan Hardwick  
Witness  
Printed Name: SUSAN HARDWICK

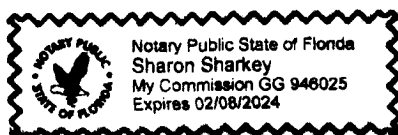
Jeffery Scott Harper  
Jeffery Scott Harper

Constance Jones  
Witness  
Printed Name: Constance Jones

State of Florida  
County of Santa Rosa

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 17 day of June, 2020 by Jeffery Scott Harper who ☐ are personally known or ☒ have produced driver licenses as identification.

[Seal]



SCS  
Notary Public  
Print Name: \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_