

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 2021-5029KP

CERTIFIED TO BE A TRUE
EXACT COPY OF ORIGINAL

Kelly L. Perce

Parcel Identification No 10-7S-17-09969-000

[Space Above This Line For Recording Data]

WARRANTY DEED

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

This indenture made the 9th day of December, 2021 between Patricia McClain, Successor Trustee of the C. Eleanor Thompson Revocable Trust Dated March 27, 1991, whose post office address is 9210 Keen Rd, Parrish, FL 34219, of the County of Manatee, State of Florida, Grantor, to Mathew James McIntyre and Kelly Michelle McIntyre, Husband and Wife, whose post office address is 323 SE Racecar Court, High Springs, FL 32643, of the County of Columbia, State of Florida, Grantees:

Witnesseth, that said Grantor, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantor 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:

See Exhibit "A"

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

Subject to taxes for 2021 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 Grantor hereby covenant with the Grantees that the Grantor is lawfully seized of said land in fee simple, that Grantor have good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

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

Signed, sealed and delivered
in our presence:

Kelly L. Pearce
WITNESS
PRINT NAME: Kelly L. Pearce
Kaitlyn Hill
WITNESS
PRINT NAME: Kaitlyn Hill

C. Eleanor Thompson Revocable Trust Dated March
27, 1991

By: Patricia McClain
Patricia McClain, Successor Trustee

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me by means of (☒) physical presence or () online
notarization this 9th day of December, 2021, Patricia McClain, Successor Trustee of C. Eleanor Thompson
Revocable Trust Dated March 27, 1991, who is personally known to me or has produced
me as identification.

Kelly L. Pearce
Signature of Notary Public

