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**Prepared by and return to:**  
Michael H. Harrell  
Abstract and Title Services, Inc.  
283 Northwest Cole Terrace  
Suite B  
Lake City, FL 32055  
7-20736 MD

Inst: 202512019980 Date: 09/03/2025 Time: 10:30AM  
Page 1 of 2 B: 1548 P: 917, James M Swisher Jr, Clerk of Court  
Columbia, County, By: VC, *VC*  
Deputy Clerk Doc Stamp-Deed: 3325.00

## Warranty Deed

**This Warranty Deed** is executed this 29 day of August, 2025 by Wade Willis and Deonna Willis, Husband and Wife, whose address is PO Box 2051, Lake City, FL 32056, hereinafter called the grantor, to George Edward Pax, whose address is 625 Northwest Fairway Drive, Lake City, FL 32055, hereinafter called the grantee:

(Wherever used herein the terms "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 corporation)

**Witnesseth**, that said Grantor, for and in consideration of the sum of *TEN DOLLARS (\$10.00)* and other good and valuable considerations to said Grantor, in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantee and Grantee heirs and assigns forever, the following described land situated, lying and being in Columbia County, Florida, to-wit.

Lot 16, Fairway View Unit 1, according to the map or plat thereof, as recorded in Plat Book 3, Page(s) 97, 98 and 99 of the Public Records of Columbia County, Florida.

**Together With** all tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.


**Subject To** taxes for the current tax year and subsequent years, not yet due and payable; covenants, restrictions, reservations, and limitations of record, if any.

**To Have and To Hold**, the same in fee simple forever.

**And** 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.

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

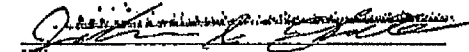
Signed, sealed and delivered in our presence:

  
Witness

Madison Van Hofwegen  
Printed Name

283 NW Cole Terrace Lake City, FL 32055

Witness Postal Address

  
Witness

Jordan A. Hatfield  
Printed Name

283 NW Cole Terrace Lake City, FL 32055

Witness Postal Address



Wade Willis



Deonna Willis

STATE OF FLORIDA  
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me by means of ☒ physical presence  
or ☐ online notarization, this 29 day of August, 2025, by Wade Willis and Deonna  
Willis, ☐ who is/are personally known to me or ☒ who has/have produced  
DL as identification.

  
Signature of Notary Public

Print, Type/Stamp Name of Notary



MADDY M. VAN HOFWEGEN  
Notary Public  
State of Florida  
Comm# HHS20394  
Expires 1/3/2026