

LOTS 27 & 28 ROLLING OAKS S/D EADIE-TURNER ERICA 09-38-16-02049-127 Columbia County 2021 R
678-593, 809-1184, 865-925, 536 NW SPRING HOLLOW BLVD CARD 001 of 001
1241-1780, DC 1359-1987, WD LAKE CITY, FL 32055 BY KYLIE
1415-169, PRINTED 10/05/2020 13:15
APPR 5/22/2018 KRBC

BUSE 000100 SINGLE FAM AE? Y 1713 HTD AREA 121.770 INDEX 9316.01 ROLING OAKS PUSE 000100 SINGLE FAMILY
MOD 1 SFR BATH 2.00 2419 EFF AREA 77.933 E-RATE 100.000 INDX STR 9- 3S- 16 142,144 BLDG
EXW 19 COMMON BRK FIXT 188,520 RCN 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 14,120 XFOB
10% 31 VINYL SID BDRM 3 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
RSTR 08 IRREGULAR RMTS 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
RCVR 14 PREFIN MT UNITS 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
% N/A C-W% 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
INTW 05 DRYWALL HGT 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
% N/A PMTR 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
FLOR 14 CARPET STYS 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
10% 08 SHT VINYL ECON 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
HTTP 04 AIR DUCTED FUNC 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
A/C 03 CENTRAL SPCD 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
QUAL 05 05 DEPR 52 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
FNDN N/A UD-1 N/A 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
SIZE 04 IRREGULAR UD-2 N/A 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
CEIL N/A UD-3 N/A 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
ARCH 05 CONV UD-4 N/A 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
FRME 01 NONE UD-5 N/A 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
KTCH 01 01 UD-6 N/A 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
WDO N/A UD-7 N/A 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
CLAS N/A UD-8 N/A 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
OCC N/A UD-9 N/A 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
SUB A-AREA % E-AREA SUB VALUE 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
UDG96 576 55 317 18628 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
BAS96 1713 100 1713 100658 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
FSP96 192 40 77 4524 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
FOP96 152 30 46 2704 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND
FGR96 483 55 266 15630 75.40 \$GOOD 142,144 B BLDG VAL 1996 EYB 1996 AYB MKT AREA 01 78,000 LAND

FIELD CK: LOC: 532 BRINKLEY TER NW LAKE CITY
+-----24-----+
IUDG1996 I
BLK 2
LOT 4
MAP# 4
TXDT 003

-----BLDG TRAVERSE-----
BAS1996-W20 FSP1996-N12 W16 S12 E16\$ W43
S36 E23 FOP1996-S4 E20 N4 W1 N4 W18 S4 W
1\$ E1 N4 E18 FGR1996-S4 E21 N23 W21 S19\$ N
19 E21 N13\$ PTR1996-N30 UDG1996-N24 W24 S2
4 E24\$ S30\$.

PERMITS
NUMBER DESC AMT ISSUED
11474 SFR 270 8/02/1996

BOOK PAGE DATE PRICE
1415 169 7/13/2020 Q I 335000
GRANTOR CATHY M TUELL
GRANTEE ERICA EADIE-TURNER
1241 1780 9/14/2012 U V 40000
GRANTOR CHARLES H & GAIL A MOORE
GRANTEE DONALD T & CATHY M TUELL

SALE
BOOK PAGE DATE PRICE
1415 169 7/13/2020 Q I 335000
GRANTOR CATHY M TUELL
GRANTEE ERICA EADIE-TURNER
1241 1780 9/14/2012 U V 40000
GRANTOR CHARLES H & GAIL A MOORE
GRANTEE DONALD T & CATHY M TUELL

TOTAL 3116 2419 142144
-----EXTRA FEATURES-----
AE BN CODE LEN WID HGT QTY QL YR ADJ UNITS UT PRICE ADJ UT PR SPCD \$ %GOOD XFOB VALUE
Y 1 0190 FPLC PF 1 1996 1.00 1.000 UT 1200.000 100.00 100.00 1.200
Y 1 0166 CONC,PAVMT 1 1996 1.00 224.000 UT 1.500 100.00 100.00 336
Y 0252 LEAN-TO W/O 1 2008 1.00 288.000 SF 2.500 100.00 100.00 720
Y 0260 PAVEMENT-ASP 1 2008 1.00 380.000 SF 1.000 100.00 100.00 3.800
Y 0020 BARN,FR 24 24 2008 1.00 576.000 SF 14.000 100.00 100.00 8.064

LAND DESC ZONE ROAD UD1 {UD3 FRONT DEPTH FIELD CK:
AE CODE TOPO UTIL {UD2 {UD4 BACK DT ADJUSTMENTS
Y 000100 SFR A-1 0002 1.00 1.00 1.00 1.00
Y 000000 VAC RES A-1 0002 1.00 1.00 1.00 1.00
0002 0003

Sales Price
\$335,000.00
Doc Stamps
\$2345.00

This Instrument Prepared by & return to:
Name: **TRISH LANG, an employee of
Integrity Title Services, LLC**
Address: **757 WEST DUVAL STREET
Lake City, FL 32055
File No. 20-06012TL**

Inst: 202012011733 Date: 07/14/2020 Time: 9:00AM
Page 1 of 2 B: 1415 P: 169, P. DeWitt Cason, Clerk of Court Colum
County, By: BD
Deputy Clerk Doc Stamp-Deed: 2345.00

Parcel I.D. #: **R02049-127**

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

THIS WARRANTY DEED Made the 13th day of July, A.D. 2020, by **CATHY M. TUELL, A SINGLE PERSON**, hereinafter called the grantor, to **ERICA EADIE-TURNER**, whose post office address is 536 NW **SPRING HOLLOW BLVD, LAKE CITY, FL 32055**, hereinafter called the grantee:

(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument, singular and plural, the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

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

See Exhibit "A"

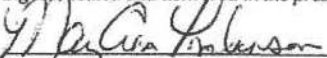
Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

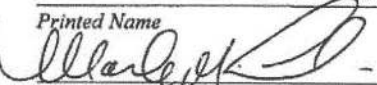
To Have and to Hold the same in fee simple forever.

And the grantor hereby covenants with said grantee that she is lawfully seized of said land in fee simple; that she has good right and lawful authority to sell and convey said land, and 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, 2020.

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

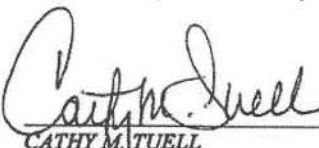
Signed, sealed and delivered in the presence of:


Witness Signature
MARY ANN TOMLINSON

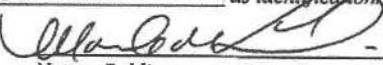
Printed Name

Witness Signature
Maria M. Landin

Printed Name

**STATE OF FLORIDA
COUNTY OF COLUMBIA**


L.S.
CATHY M. TUELL
Address:
**532 NW BRINKLEY TERRACE, LAKE CITY, FL
32055**

The foregoing instrument was acknowledged before me this 13th day of July, 2020, by **CATHY M. TUELL**, who is known to me or who has produced **Driver's License** as identification.


Notary Public

My commission expires **9/14/22**

