

Inst: 202012003615 Date: 02/13/2020 Time: 3:05PM
Page 1 of 3 B: 1405 P: 1520, P.DeWitt Cason, Clerk of Court
Columbia, County, By: PT
Deputy ClerkDoc Stamp-Deed: 0.70

This Instrument Prepared By:
RALPH R. DEAS, ESQUIRE
227 SE Hernando Avenue
Lake City, Florida 32025
Telephone: (386) 754-0771

The Preparer of this Instrument has prepared NO
Title Examination nor has the Preparer issued any
Title Insurance or furnished any opinion regarding
title, existence of liens, quantity of lands included,
or the location of boundaries. The names, addres-
ses, tax identification numbers and legal descrip-
tion are furnished by a party to this Instrument.

QUITCLAIM DEED

THIS QUITCLAIM DEED, made and executed this 30 day of January, 2020, by and between
FORTY SEVEN PROPERTIES, INC., 796 SE CR 252, Lake City, Florida 32025 First Party and FORTY
SEVEN PROPERTIES, INC., 796 SE CR 252, Lake City, Florida 32025, Second Party,

WITNESSETH:

That, for and in consideration of the sum of Ten and no/100 Dollars (\$10.00) and other valuable
considerations in hand paid by the said Second Party to the said First Party, the receipt and sufficiency
whereof are hereby acknowledged, the said First Party does remise, release, and quitclaim to the said
Second Party forever, all the right, interest, title, claim and demand which the said First Party has in and to
the below-described lot, piece, or parcel of real property, situate, lying and being in Columbia County,
Florida, to-wit:

As in Exhibit A, attached

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereto belonging
or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the
said First Party, either in law or equity, to the only proper use and benefit of said Second Party forever.

IN WITNESS WHEREOF, the said First Party has signed and sealed these presents the day and
year first above written.

Signed, sealed and delivered
In Presence of:

FORTY SEVEN PROPERTIES, INC., a
Florida corporation

Amanda Meads
Signature of Witness

Amanda Meads
Printed/Typed Name of Witness

By: [Signature] (SEAL)
LARRY E. PERRY, JR., President

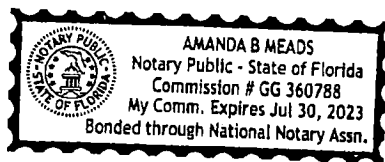

Signature of Witness

David C. Brown
Printed/Typed Name of Witness

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing Quitclaim Deed was acknowledged before me by LARRY E. PERRY, JR., President of said corporation, to me _____ personally known OR ☒ known after production of FL driver license as identification, and who DID NOT take an oath, this 30 day of January, 2020.

(Seal if any)



Amanda Meads
Signature of Notary

Amanda Meads
Printed/Typed Name of Notary

Notary Public, State of Florida at Large

Serial No. if any: _____

Commission Expires: July 30, 2023

THAT PORTION OF CERTAIN LANDS DESCRIBED IN ORB 1321, PAGE 1010 OF THE PUBLIC RECORDS OF COLUMBIA COUNTY, LYING IN THE NORTH 1/2 OF THE SE 1/4 OF SECTION 17 TOWNSHIP 4 SOUTH, RANGE 17 EAST, AND EAST OF U.S. HIGHWAY 441, COLUMBIA COUNTY FLORIDA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF THE SE 1/4 OF THE AFOREMENTIONED SECTION 17; THENCE RUN SOUTH 00° 47' 07" EAST ALONG THE WEST LINE OF AFOREMENTIONED NORTH 1/2 OF THE SE 1/4 OF SAID SECTION 17, A DISTANCE OF 121.24 FEET TO A POINT THE EASTERLY LINE OF THE AFOREMENTIONED US HIGHWAY 441 AND THE WESTERLY LINE OF THE AFOREMENTIONED LANDS DESCRIBED IN ORB 1321, PG 1010, THENCE SOUTH 35° 44' 01" EAST ALONG SAID EASTERLY RIGHT OF WAY LINE AND WESTERLY LINE OF SAID LANDS, A DISTANCE OF 1000.10 FEET; THENCE CONTINUE SOUTH 35° 37' 16" EAST ALONG SAID EASTERLY RIGHT OF WAY LINE AND WESTERLY LINE OF SAID LANDS, A DISTANCE OF 35.85 FEET TO THE POINT OF BEGINNING; THENCE NORTH 54° 22' 44" EAST DEPARTING SAID EASTERLY RIGHT OF WAY LINE AND THE WESTERLY LINE OF SAID LANDS, A DISTANCE 432.16 FEET; THENCE SOUTH 35° 37' 16" EAST, A DISTANCE OF 324.83 FEET; THENCE SOUTH 62° 41' 09" WEST, A DISTANCE OF 436.75 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF THE AFORESAID U.S. HIGHWAY 441 AND THE WESTERLY LINE OF THE AFORESAID LANDS; THENCE NORTH 35° 37' 16" WEST ALONG SAID EASTERLY RIGHT OF WAY LINE AND THE WESTERLY LINE OF SAID LANDS, A DISTANCE OF 261.90 FEET TO THE POINT OF BEGINNING; CONTAINING 2.911 ACRES MORE OR LESS.

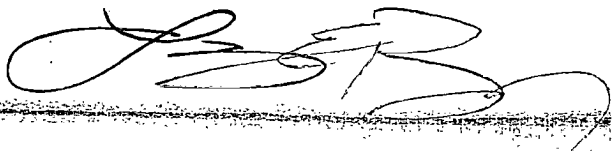
A handwritten signature in black ink, appearing to be 'P. DeWitt Cason', is located in the lower-left quadrant of the page. The signature is fluid and cursive, written over a horizontal line that spans the width of the page.

Exhibit A