

HFD/lss  
118.02-16-089  
1/25/2017

REC. \$35.50  
DOC. 8  
INT. 1  
INDEX 2.00  
CONSIDERATION 0

This instrument prepared by  
Herbert F. Darby  
Herbert F. Darby, P.A.  
Attorney at Law  
285 NE Hernando Avenue  
Lake City, Florida 32055

Inst: 201712010513 Date: 06/06/2017 Time: 4:54PM  
Page 1 of 4 B: 1338 P: 610, P.DeWitt Cason, Clerk of Court  
Columbia, County, By: PT  
Denote Clerk

WARRANTY DEED

THIS WARRANTY DEED made this 17<sup>th</sup> day of May, 2017,  
by ALEX H. STEVENS, JR., a married person not residing on the property, whose  
mailing address is 5159 Southwest State Road 247, Lake City, Florida 32024,  
PATRICIA S. BIELLING, a married person not residing on the property, whose mailing  
address is 397 SW Oystershell Glen, Lake City, Florida 32024, DON RICHARD  
STEVENS, a married person not residing on the property, whose mailing address is  
455 SW Oystershell Glen, Lake City, Florida 32024, BRANTLEY T. STEVENS, a  
married person not residing on the property, whose mailing address is 376 SW  
Oystershell Glen, Lake City, Florida 32024, and LISA S. BRINKLEY, a married person  
not residing on the property, whose mailing address is 234 SW Oystershell Glen, Lake  
City, Florida 32024, hereinafter collectively called the Grantor, to the ALEX AND  
BLONDINA STEVENS FAMILY, LLC, a Florida limited liability company, whose mailing  
address is 5159 SW State Road 247, Lake City, Florida 32024, hereinafter called the  
Grantee:

WITNESSETH:

That the Grantor, for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, all that certain land situate in Columbia County, Florida, viz:

Lots 1, 2, 3, 4, 5, 6, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 21, 22, 23, 24, 26, 27, 29, 30, 31, 32, FOREST COUNTRY 6th ADDITION, a subdivision according to plat thereof, recorded in Plat Book 9, Pages 66-67, public records of Columbia County, Florida.

Parcel Numbers: 21-4S-16-03087-101; 21-4S-16-03087-102; 21-4S-16-03087-103; 21-4S-16-03087-104; 21-4S-16-03087-105; 21-4S-16-03087-106; 21-4S-16-03087-108; 21-4S-16-03087-109; 22-4S-16-03087-110; 22-4S-16-03087-111; 22-4S-16-03087-112; 22-4S-16-03087-113; 22-4S-16-03087-114; 22-4S-16-03087-115; 22-4S-16-03087-116; 22-4S-16-03087-117; 22-4S-16-03087-121; 22-4S-16-03087-122; 22-4S-16-03087-123; 22-4S-16-03087-124; 22-4S-16-03087-126; 22-4S-16-03087-127; 21-4S-16-03087-129; 21-4S-16-03087-130; 21-4S-16-03087-131; 21-4S-16-03087-132

This deed is given subject to the following:

1. Declaration of Protective Covenants, Conditions, Restrictions and Easements for Forest Country 6<sup>th</sup> Addition recorded in Official Records Book 1160, Page 758, public records of Columbia County, Florida.
2. The provisions and requirements of The Homeowners Association of Forest Country 6<sup>th</sup> Addition, Inc., a Florida not-for-profit corporation, copy of which is recorded in Official Records Book 1160, Page 747, public records of Columbia County, Florida, which requires Grantee to be a member thereof and be subject to the payment of dues and assessments provided for therein.
3. All reservations, easements, and limitations of record, including all restrictions, reservations, easements and limitations shown on and provided for in the plat enumerated herein.

N.B. Grantor hereby warrants that neither the subject property nor any contiguous property was ever utilized by them or any member of their family as their

---

homestead.

N.B. This is a conveyance of unencumbered property from Grantor to an entity owned by Grantor in the same proportionate interest as Grantor's ownership interest in the property being conveyed and no Florida documentary stamp taxes are owed on this conveyance.

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, 2016.

[Signatures begin on next page]

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:

Elizabeth Milito  
Witness  
**Elizabeth Milito**  
(Print/type name)

Loretta S. Steinmann  
Witness  
**Loretta S. Steinmann**  
(Print/type name)

Alex H. Stevens, Jr.  
ALEX H. STEVENS, JR.

Patricia S. Bielling  
PATRICIA S. BIELLING

Don R. Stevens  
DON RICHARD STEVENS

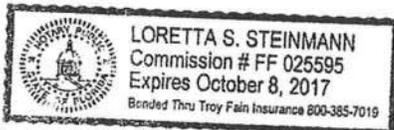
Brantley T. Stevens  
BRANTLEY T. STEVENS

Lisa S. Brinkley  
LISA S. BRINKLEY

STATE OF FLORIDA

COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 17<sup>th</sup> day of May, 2017, by ALEX H. STEVENS, JR., PATRICIA S. BIELLING, DON RICHARD STEVENS, BRANTLEY T. STEVENS and LISA S. BRINKLEY, who are personally known to me.



(NOTARIAL SEAL)

Loretta S. Steinmann  
Notary Public, State of Florida  
**Loretta S. Steinmann**

My commission expires: