

Prepared by:
Abstract Trust Title, LLC
Abstract Trust Title, LLC
PO Box 7175
Lake City, FL 32055

Inst: 201612016182 Date: 10/03/2016 Time: 2:25PM
Page 1 of 2 B: 1323 P: 458, P.DeWitt Cason, Clerk of Court
Columbia, County, By: BD
Deputy ClerkDoc Stamp-Deed: 815.50

ATS# 4-7338

Warranty Deed

Individual to Individual

THIS WARRANTY DEED made the 28 day of September, 2016, Theodore W. Hatem, hereinafter called the grantor, to Johnny Ray Smith and Narragansett C. Smith, Husband and Wife, whose post office address is: 434 SW Sparrow Terr., Lake City, FL 32024 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 the grantor, for and in consideration of the sum of \$10.00 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:

The SE ¼ of the SE ¼ of Section 15, Township 4 South, Range 16 East, Columbia County, Florida, Less and Except the South 543.72 feet thereof; And Less the East 25 feet thereof for Road Right-of-Way.

The above described property is not the Homestead of the Grantor, nor has it ever been the Homestead of same, who in fact resides at:

10 THEODORE AVE SALEM, OH 43079

TOGETHER with all 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, 2015.

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

Signed, sealed and delivered in our presence:

Terry Lencarz
Witness:

Theodore W. Hatem
Theodore W. Hatem

Terry Lencarz
Printed Name:
Rebecca M. Belanger
Witness:

Rebecca M. Belanger
Printed Name:

STATE OF ~~FLORIDA~~ New Hampshire
COUNTY OF ~~COLUMBIA~~ Rockingham

The foregoing instrument was acknowledged before me this 28 day of September,
2016 by THEODORE W. HATEM personally known to me or, if not personally known
to me, who produced Photo ID for identification and who
did not take an oath.

Bonnie W. Breen
Notary Public

(Notary Seal)

BONNIE W. BREEN
Notary Public - New Hampshire
My Commission Expires October 1, 2019

