

By: American Title Services of Lake City, Inc.  
321 SW Main Blvd.  
Lake City, Florida 32025

COPY

File # 12-378

## Warranty Deed

10/29/2012 10:15:56 Date: 10/29/2012 Time: 9:30 AM  
Doc Stamp-Deed: 203.00  
DC, P. DeWitt Cason, Columbia County Page 1 of 1 B:1243 P:1991

This Indenture, dated this October 31, 2012 A.D.

Between OAKS OF LAKE CITY, LLC whose post office address is: Post Office Box 513, Lake City, Florida 32056 a Limited Liability Company existing under the laws of the State of Florida, Grantor

To MICHAEL N. CATALDO and DIANE B. CATALDO, husband and wife whose post office address is: 2 Battery Point Lane, Beaufort, S.C. 29902, Grantee,

Witnesseth, that the said Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00), to it in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said Grantee forever, the following described land, situate, lying and being in the County of Columbia, State of Florida, to wit:

LOT 33, OAKS OF LAKE CITY, PHASE 1, a subdivision according to the Plat thereof as recorded in Plat Book 9 pages 46 - 52, Public Records of COLUMBIA COUNTY, FLORIDA.

Subject to taxes for the current year, covenants, restrictions and easements of record, if any.

Parcel Identification Number: 09280-133

And the said Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

In Witness Whereof, the said Grantor has caused this instrument to be executed in its name by its duly authorized officer and caused its corporate seal to be affixed the day and year first above written.

OAKS OF LAKE CITY, LLC

Signed and Sealed in Our Presence:

Elaine R. Davis

Witness Print Name Elaine R. Davis

Johnny M. Hamm

Witness Print Name Johnny M. Hamm

State of Florida  
County of Columbia

By:

Bradley N. Dicks  
Bradley N. Dicks  
Its: Managing Member

The foregoing instrument was acknowledged before me this 31st day of October, 2012, by Bradley N. Dicks, the Managing Member of OAKS OF LAKE CITY, LLC A Limited Liability Company existing under the laws of the State of Florida, on behalf of the Company. He/She is personally known to me or has produced Known as identification.

Elaine R. Davis (Seal)  
Notary Public  
Notary Printed Name: \_\_\_\_\_

My Commission Expires:

