

Prepared by:
Jonathan S. Bense, Esq.
The Law Office of Jonathan S. Bense, PLLC
4731 NW 53rd Avenue, Ste. 2
Gainesville, Florida 32653

Return to:
Joel D. Becker
337 SW Rose Creek Dr.
Lake City, FL 32024

Inst: 202112002482 Date: 02/11/2021 Time: 12:01PM
Page 1 of 3 B: 1430 P: 535, James M Swisher Jr, Clerk of Court
Columbia, County, By: BS
Deputy ClerkDoc Stamp-Deed: 0.70

Prepared using legal description provided
by Grantor without a title search

QUITCLAIM DEED

This Deed is made this 10TH day of FEBRUARY, 2021, by and between Joel D. Becker, a married man, 337 SW Rose Creek Dr., Lake City, Florida 32024, and his wife, Ashley Becker, 337 SW Rose Creek Dr., Lake City, Florida 32024, hereinafter called the Grantor, and Jane O. Becker, an unmarried woman, P.O. Box 2604, Lake City, Florida 32056, 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

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten and XX/100 Dollars (\$10.00) and other valuable consideration, the receipt whereof is hereby acknowledged, does hereby remise, release, convey and quitclaim any interest Grantor may have unto the Grantee, in and to all that certain parcel of land in the County of Columbia, State of Florida, to wit.:

See EXHIBIT A

Part of Parcel ID No. 02-5S-16-03444-004; to be designated Parcel ID No. 02-5S-16-03444-015

SUBJECT TO restrictions, reservations, zoning ordinances, easements and limitations of record, if any, provided that this shall not serve to reimpose same, and taxes for the current year and subsequent years.

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

TO HAVE AND TO HOLD, the same in fee simple forever.

N.B. The parent parcel constitutes the homestead of the Grantor.

N.B. This transfer is pursuant to a Special Family Lot Permit issued by the Board of County Commissioners; see Family Relationship Affidavit recorded at O.R.B. 1429, Page 2339 of the Official Records of Columbia County, FL

IN WITNESS WHEREOF, the Grantor has executed this quitclaim deed on this 10TH day of FEBRUARY, 2021.

Grantor: Joel D. Becker
Grantee: Jane O. Becker

Quitclaim Deed
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Signed in the presence of:

Joel D. Becker
Joel D. Becker

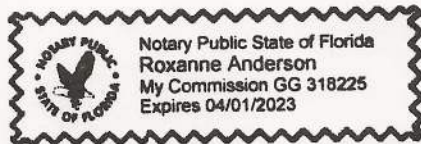
Mikala Grecian
Witness
Mikala Grecian
Printed Name

Leland Crawford
Witness
Leland Crawford
Printed Name

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 11th day of February, 2021, by Joel D. Becker, who is personally known to me or has produced known as identification.

[Affix Seal]



Roxanne Anderson
Notary Public - State of Florida
Printed Name of Notary

Signed in the presence of:

Ashley Becker
Ashley Becker

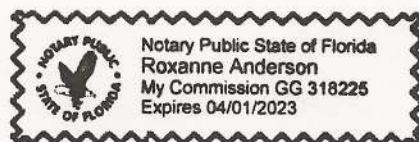
Samie Gady
Witness
Samie Gady
Printed Name

L. Crawford
Witness
L. Crawford
Printed Name

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 11th day of February, 2021, by Ashley Becker, who is personally known to me or has produced known as identification.

[Affix Seal]



Roxanne Anderson
Notary Public - State of Florida
Printed Name of Notary

Grantor: Joel D. Becker
Grantee: Jane O. Becker

Quitclaim Deed
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EXHIBIT A

PART OF THE SE ¼ OF THE SW ¼ OF SECTION 2, TOWNSHIP 5 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA, AND BEING PART OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1197, PAGE 1336, OF THE OFFICIAL RECORDS OF COLUMBIA COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT A CONCRETE MONUMENT MARKING THE SE CORNER OF THE SE ¼ OF THE SW ¼ OF SECTION 2, TOWNSHIP 5 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA, AND THENCE N.00 DEGREES 04'33"W., ALONG THE EAST LINE OF SAID SE ¼ OF THE SW ¼, A DISTANCE OF 28.21 FEET TO A 5/8" IRON ROD, LS 4708, MARKING THE POINT OF BEGINNING OF THE HEREIN DESCRIBED LANDS; THENCE N.00 DEGREES 04'33"W., STILL ALONG SAID EAST LINE, 227.40 FEET TO A 5/8" IRON ROD, LS 4708; THENCE S.89 DEGREES 08'45"W., 191.57 FEET TO A 5/8" IRON ROD, LS 4708; THENCE S.00 DEGREES 04'33"E., 227.40 FEET TO A 5/8" IRON ROD, LS 4708; THENCE N.89 DEGREES 08'45"E., 191.57 FEET TO THE POINT OF BEGINNING. DESCRIBED LANDS CONTAIN 1.00 ACRES, MORE OR LESS.

TOGETHER WITH AN EASEMENT FOR INGRESS AND EGRESS OVER AND ACROSS THE FOLLOWING DESCRIBED LANDS: PART OF THE SE ¼ OF THE SW ¼ OF SECTION 2, TOWNSHIP 5 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA, AND BEING PART OF THE NE ¼ OF THE NW ¼ OF SECTION 11, TOWNSHIP 5 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA, AND BEING PART OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1197, PAGE 1336, OF THE OFFICIAL RECORDS OF COLUMBIA COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT A CONCRETE MONUMENT MARKING THE SE CORNER OF THE SE ¼ OF THE SW ¼ OF SECTION 2, TOWNSHIP 5 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA, BEING THE SAME AS THE NE CORNER OF THE NE ¼ OF THE NW ¼ OF SECTION 11, TOWNSHIP 5 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA, AND THENCE N.00 DEGREES 04'33"W., ALONG THE EAST LINE OF SAID SE ¼ OF THE SW ¼, A DISTANCE OF 28.21 FEET TO A 5/8" IRON ROD, LS 4708; THENCE S.89 DEGREES 08'45"W., 161.57 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED INGRESS AND EGRESS EASEMENT; THENCE S.00 DEGREES 04'33"E., 95.35 FEET TO A POINT ON THE SOUTH LINE OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1197, PAGE 1336, OF THE OFFICIAL RECORDS OF COLUMBIA COUNTY, FLORIDA; THENCE S.89 DEGREES 08'45"W., ALONG SAID SOUTH LINE, 470.77 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF SW ROSE CREEK DRIVE; THENCE N.00 DEGREES 06'30"W. ALONG SAID EAST RIGHT-OF-WAY LINE, 30.00 FEET; THENCE N.89 DEGREES 08'45"E., 440.78 FEET; THENCE N.00 DEGREES 04'33"W., 65.35 FEET TO A 5/8" IRON ROD, LS 4708; THENCE N.89 DEGREES 08'45"E., 30.00 FEET TO THE POINT OF BEGINNING.