

Sales Price 105,000.00
Doc. 735.00

This Instrument Prepared by & return to:
Name: Trish Lang, an employee of
NORTH CENTRAL FLORIDA TITLE
LLC
Address: 343 NW COLE TER
LAKE CITY, FL. 32055
File No. 15Y-06008TL

Parcel I.D. #: R04236-009

SPACE ABOVE THIS LINE FOR PROCESSING DATA

Inst: 201512012234 Date: 7/17/2015 Time: 4:31 PM
Doc Stamp: Deed: 735.00

DC, P. DeWitt Cason, Columbia County Page 1 of 1 B:1298 P:24
SPACE ABOVE THIS LINE FOR PROCESSING DATA

THIS WARRANTY DEED Made the 15th day of July, A.D. 2015, by **ERNEST T. LYONS, JR.** and **DIXIE S. LYONS**, hereinafter called the grantors, to **DAVID D. WILLIAMS** and **KIMBERLEY A. HUNT, HIS WIFE**, whose post office address is **HC 71 BOX 255-5, AVA, MO 65608**, hereinafter called the grantees:

(Wherever used herein the terms "grantors" and "grantees" include all the parties to this instrument, singular and plural, the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

Witnesseth: That the grantors, for and in consideration of the sum of \$10.00 and other valuable consideration, receipt whereof is hereby acknowledged, do hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the grantees all that certain land situate in **Columbia County, State of Florida**, viz:

Lot 24 of CEDAR SPRINGS SHORES, UNIT NO. 1, according to the Plat thereof as recorded in Plat Book 4, Page(s) 1, of the Public Records of Columbia County, Florida.

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 grantors hereby covenant with said grantees that they are lawfully seized of said land in fee simple; that they have good right and lawful authority to sell and convey said land, and hereby fully warrant 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 grantors have signed and sealed these presents, the day and year first above written.

Signed, sealed and delivered in the presence of:

Maria Flashman
Witness Signature
Maria Flashman
Printed Name

Nathan Flashman
Witness Signature
Nathan Flashman
Printed Name

Ernest T. Lyons, Jr. L.S.
ERNEST T. LYONS, Jr.
Address:
P.O. BOX 370, KILLARNEY, FL 34740

Dixie S. Lyons L.S.
DIXIE S. LYONS
Address:
P.O. BOX 370, KILLARNEY, FL 34740

STATE OF FLORIDA
COUNTY OF ORANGE

The foregoing instrument was acknowledged before me this 15th day of July, 2015, by **ERNEST T. LYONS, Jr.** and **DIXIE S. LYONS**, who are known to me or who have produced Drivers License as identification.



Nathan S. Flashman
COMMISSION #EE152776
EXPIRES: FEB. 01, 2016
www.AARONNOTARY.com

Nathan S. Flashman
Notary Public
My commission expires 2/1/2016