

James W. Prevatt, Jr.  
Prevatt Law Firm, P.L.  
120 East Howard Street  
Live Oak, Florida 32064

INST: 202012009299 DEED: 0.70 5/19/2020 1:31 PM  
Page 1 of 3 B: 1411 P: 2120, P.DeWitt Cason, Clerk of Court  
Columbia, County, By: PT  
Deputy ClerkDoc Stamp-Deed: 0.70

The Preparer of this Instrument has Performed  
No Title Examination nor has the Preparer  
Issued any Title Insurance or Furnished any  
Opinion Regarding the Title, Existence of Liens,  
the Quantity of Lands Included, or the Location  
of the Boundaries. The Names, Addresses, Tax  
Identification Numbers and Legal Description  
Furnished by Parties to this Instrument.

### WARRANTY DEED

THIS INDENTURE, made this 19<sup>th</sup> day of May, 2020, between WILLIAM R. DAVIS and VALERIE L. DAVIS, husband and wife, whose post office address is 433 S. Marion Avenue, Lake City, FL 32025, hereinafter called the Grantors, and WILLIAM SCOTT DAVIS, a single man, whose post office address is 433 S. Marion Avenue, Lake City, FL 32025, hereinafter called the Grantee:

### WITNESSETH:

That said Grantors, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable considerations to said Grantors in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said Grantee, and Grantee's, successors and assigns forever, the following described land, situate, lying and being in Columbia County, Florida, to-wit:

THE N ½ OF THE SE¼ OF THE SE¼, SECTION 31, TOWNSHIP 1 NORTH, RANGE 17 EAST, LYING EAST OF US HIGHWAY 441, LESS AND EXCEPT, COMMENCE AT THE INTERSECTION OF THE EAST RIGHT-OF-WAY OF US HIGHWAY 441 AND THE NORTH LINE OF THE SE¼ OF THE SE¼ AND RUN EAST ALONG SAID NORTH LINE 209.00 FEET, THENCE RUN SOUTH PARALLEL TO THE EAST LINE OF THE SE ¼ OF THE SE¼ 220.00 FEET, THENCE RUN WEST PARALLEL TO THE NORTH LINE OF THE SE¼ OF THE SE ¼ TO THE EAST RIGHT-OF-WAY OF US HIGHWAY 441, THENCE RUN NORTHWESTERLY ALONG SAID EAST RIGHT-OF-WAY LINE TO THE POINT OF BEGINNING.

SUBJECT to zoning of Columbia County, Florida; road rights of way and utility easements, if any; and taxes assessed on and after January 1, 2020;

AND the GRANTORS hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomever.

IN WITNESS WHEREOF, the Grantors have hereunto set Grantors' hands and seals as of the day and year first above written.

Signed, sealed and delivered  
in the presence of:

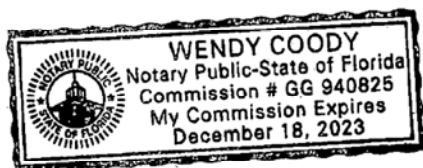
Shawnice Moore  
(Print or Type Witness' Name)

William R. Davis (SEAL)  
WILLIAM R. DAVIS

Wendy Coody  
(Print or Type Witness' Name)

STATE OF FLORIDA  
COUNTY OF COLUMBIA

The foregoing warranty deed was acknowledged before me by means of ☒ physical presence or ☐ online notarization, on this 19 day of May, 2020, by WILLIAM R. DAVIS, who ☒ is personally known to me or ☐ has produced as identification the following: DL Florida.



(NOTARIAL SEAL)

Wendy Coody  
Notary Public

Wendy Coody  
Print Name of Notary Public  
My Commission Expires: Dec 18, 23

Signed, sealed and delivered  
in the presence of:

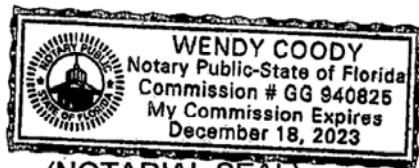
Suzanne Moore  
Suzanne Moore  
(Print or Type Witness' Name)

Valerie L Davis (SEAL)  
VALERIE L. DAVIS

Wendy Coody  
Wendy Coody  
(Print or Type Witness' Name)

STATE OF FLORIDA  
COUNTY OF COLUMBIA

The foregoing warranty deed was acknowledged before me by means of ☒ physical presence or ☐ online notarization, on this 19 day of May, 2020, by VALERIE L. DAVIS, who ☒ is personally known to me or ☐ has produced as identification the following: Dr Florida.



(NOTARIAL SEAL)

Wendy Coody  
Notary Public

Wendy Coody  
Print Name of Notary Public  
My Commission Expires: Dec 18, 23