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After Recording Return To:
Equity National Title & Closing Services, Inc.
317 Iron Horse Way, Suite 301
Providence, RI 02908

Prepared By:
David J. Tipton
Attorney at Law (Florida Bar # 439088)
Bleecker Brodcey & Andrews
9247 N. Meridian Street, Suite 101
Indianapolis, IN 46260

Order Number:
219337792-D

WARRANTY DEED

THIS WARRANTY DEED is made as of the 28th day of August, 2019,
between **21ST MORTGAGE CORP. a/k/a 21ST MORTGAGE CORPORATION**, whose mailing
address is PO Box 477, Knoxville, TN 37901, (the "Grantor"), and **JAMES HARTMAN**, an unmarried
man, whose mailing address is 160 Southwest Mason Lane, Lake City, FL 32024 (the "Grantee").

WITNESSETH:

The Grantor, for and in consideration of Eighty-Seven Thousand Five Hundred Ninety-Nine and
00/100 Dollars (\$87,599.00) and other valuable consideration, the receipt and sufficiency of which is hereby
acknowledged, hereby grants, sells, bargains and conveys to the Grantee, the following described land,
situate, lying and being in Columbia County, Florida, to-wit:

LOT 7, BLAINE ESTATES, PHASE III, ACCORDING TO THE MAP OR PLAT THEREOF, AS
RECORDED IN PLAT BOOK 8, PAGE 132, PUBLIC RECORDS OF COLUMBIA COUNTY,
FLORIDA.

TOGETHER WITH A 2014 44X28 MOBILE HOME WITH SERIAL NUMBERS:
FLTHLCT2838G2553A and FLTHLCT2838G2553B.

Parcel ID: 22-4S-16-03090-307

Commonly known as: 160 Southwest Mason Lane, Lake City, FL 32024

BEING that same property conveyed by Certificate of Title from THE CLERK OF THE COURT FOR
THE 3RD JUDICIAL CIRCUIT COURT FOR COLUMBIA COUNTY, FLORIDA, CASE NO. 2018 CA
000306, to 21ST MORTGAGE CORPORATION, dated June 5, 2019, and recorded June 6, 2019, in
Columbia County Records as Instrument 201912012659, at OR Book 1385, Page 2621.

Subject to restrictions, reservations and easements of record, zoning, applicable governmental
regulations and taxes for the current year.

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In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

IN WITNESS WHEREOF, Grantor has hereunto set his/her hand and seal the day and year first above written.

SIGNED, SEALED AND DELIVERED IN OUR PRESENCE:

**21ST MORTGAGE CORP. a/k/a 21ST
MORTGAGE CORPORATION**

[Signature]
Witness 1
Print Name: Chris Conner

[Signature]
Witness 2
Print Name: BENJAMIN V. SMITH

By: [Signature]
Unsti Thomas
Printed Name

Its: Remarketing Dept Mgr

PO Box 477, Knoxville, TN 37901
Address

STATE OF TN)
COUNTY OF KNOX) SS

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Unsti Thomas, who is personally known to me ☒; or who has produced (type of ID) and acknowledged the execution of the above and foregoing Warranty Deed as the Remarketing Dept Mgr of **21ST MORTGAGE CORP. a/k/a 21ST MORTGAGE CORPORATION**.

IN WITNESS WHEREOF, I do hereby set my hand and Notarial seal as of the 29 day of August, 20 19.

My commission expires:
6-27-23

Resident of Knox County, TN

[Signature]
Notary Public Signature

Printed

