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WARRANTY DEED

THIS WARRANTY DEED made this 4th day of February, 2020, by
CARL BULLARD SR., hereinafter called the Grantor, to BRENT STRICKLAND and
CARRIE STRICKLAND, a husband and wife, whose address is
5233 NW Falling Creek Road, hereinafter called the Grantee:
White Springs, Florida 32096

WITNESSETH:

That the Grantor, for and in consideration of the sum of **TEN AND NO/100**
(\$10.00) **DOLLARS** and other valuable considerations, receipt whereof is hereby
acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and
confirms unto the Grantee, all that certain land situate in Columbia County, Florida, viz:

Description:

BEGIN AT THE SE CORNER OF THE NE ¼ OF SECTION 13, TOWNSHIP 2 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA, AND RUN THENCE S 88° 17' 30" W. 586.15 FEET TO THE EAST RIGHT-OF-WAY LINE OF OLD RIVER ROAD: THENCE S 2° 52' 02" E. ALONG SAID RIGHT-OF-WAY LINE 358.42 FEET: THENCE OF SECTION S 89° 41' 05" E. 566.03 FEET: THENCE N 0° 17' 38" E. ALONG THE EAST LINE OF SECTION 13, 378.56 FEET TO THE POINT OF BEGINNING. CONTAINING 4.87 ACRES, MORE OR LESS.

THE PARCEL HEREON SHOWN IS LOCATED IN THE SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 2 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA; MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER, SECTION 13, TOWNSHIP 2 SOUTH, RANGE 16 EAST, RUN SOUTH 00 DEGREES, 17 MINUTES, 38 SECONDS WEST ALONG THE EAST LINE OF SAID SECTION 13 A DISTANCE OF 378.57 FEET TO THE POINT OF BEGINNING: THENCE CONTINUE SOUTH 00 DEGREES, 17 MINUTES, 38 SECONDS WEST ALONG SAID SECTION LINE OF COUNTY ROAD 246; THENCE NORTH 88 DEGREES, 28 MINUTES, 05 SECONDS WEST A DISTANCE OF 296.88 FEET TO A POINT OF CURVE, CURVE CONCAVE TO THE NORTH HAVING A RADIUS OF 5689.58 FEET. A CENTRAL ANGLE OF 04 DEGREES, 40 MINUTES, 52 SECONDS: THUS, A CHORD BEARING OF NORTH 87 DEGREES, 28 MINUTES, 16 SECONDS WEST, CHORD DISTANCE OF 204.43 FEET: THENCE RUN NORTHWESTERLY ALONG THE ARC OF SAID CURVE AND RIGHT OF WAY LINE A DISTANCE OF 204.45 FEET TO THE EASTERLY RIGHT OF WAY LINE OF OLD RIVER ROAD, A COUNTY PAVED ROAD: THENCE NORTH 05 DEGREES, 42 MINUTES, 46 SECONDS WEST ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 612.20 FEET: THENCE SOUTH 89 DEGREES, 42 MINUTES, 22 SECONDS EAST A DISTANCE OF 565.15 FEET TO THE POINT OF BEGINNING.

CONTAINING 7.55 ACRES, MORE OR LESS.

DESCRIPTION

COMMENCE AT THE SE CORNER OF THE NE ¼ OF SECTION 13, TOWNSHIP 2 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA. AND RUN THENCE N 0 17' 38" E ALONG THE EAST LINE OF SECTION 13 378.56 TO THE POINT OF BEGINNING. THENCE CONTINUE N 0 17' 38" E ALONG SAID EAST LINE 460.19 FEET. THENCE 89 42' 22" 601.85 FEET TO THE EAST RIGHT OF WAY LINE 480.91 FEET, THENCE S 88 17' 30" E. 586.15 FEET TO THE POINT OF BEGINNING. CONTAINING 6.43 ACRES MORE OR LESS.

Inst: 202012002767 Doc: 02/04/2020 Time: 2:41PM
Page 1 of 2 B: 1404 P: 2590 P: DeWitt Cason, Clerk of Court
Columbia County, FL BY: BD
Deputy Clerk Doc Stamp: Deed: 1225.00

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 Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under the said Grantor.

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

Signed, sealed and delivered

in the presence of:

Catherine Altman

Witness

Catherine Altman

Print or type name

Janet Dampier

Witness

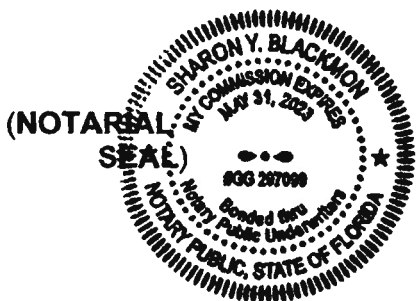
Janet Dampier

Print or type name

Carl Bullard Sr. (SEAL)
CARL BULLARD SR.

**STATE OF FLORIDA
COUNTY OF COLUMBIA**

The foregoing instrument was acknowledged before me this 4th day of February 2020, by Carl Bullard Sr. who is personally known to me or who has produced _____ as identification.



Sharon Y. Blackmon
Notary Public, State of Florida

My Commission Expires: