

Prepared by and return to:
Susan Shattler

Home Town Title of North Florida
2744 US Highway 90 West
Lake City, FL 32055
386-754-7175
File Number: 2004-129
Will Call No.:

Inst:2004008986 Date:04/21/2004 Time:13:50
Doc Stamp-Deed : 119.00
MCK DC,P.Dewitt Cason,Columbia County B:1013 P:106

Parcel Identification No. R09477-104

[Space Above This Line For Recording Data]

Warranty Deed

(STATUTORY FORM - SECTION 689.02, F.S.)

This Indenture made this 14th day of April, 2004 between Fred A. Augustin, conveying non-homestead property whose post office address is Rt. 2, Box 364-B, Lake City, FL 32024 of the County of Columbia, State of Florida, grantor*, and Roger Ingram and Rhoda Ingram, husband and wife whose post office address is 9117 SW Tustenuggee Ave, Lake City, FL 32025 of the County of Columbia, State of Florida, grantee*,

Witnesseth that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Columbia County, Florida, to-wit:

Lot 3, Block B, NEW HOPE ESTATES UNIT II, according to the plat thereof, recorded in Plat Book 5, Page 93, Public Records of Columbia County, Florida.

Grantor warrants that at the time of this conveyance, the subject property is not the Grantor's homestead within the meaning set forth in the constitution of the state of Florida, nor is it contiguous to or a part of homestead property. Grantor's residence and homestead address is: Rt. 2, Box 364-B, Lake City, FL 32024

and said grantor does hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.

* "Grantor" and "Grantee" are used for singular or plural, as context requires.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Susan Shattler
Witness Name: Susan Shattler

Tina S. Melgaard
Witness Name: Tina S. Melgaard

Fred A. Augustin (Seal)
Fred A. Augustin

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DC,P.Dewitt Cason,Columbia County B:1013 P:107

State of Florida
County of Columbia

The foregoing instrument was acknowledged before me this 14 day of April, 2004 by Fred A. Augustin, who ☐ is personally known or ☒ has produced a driver's license as identification.

[Notary Seal]

Susan Shattler

Notary Public

Susan Shattler

Printed Name: _____

My Commission Expires: _____

