

THIS INSTRUMENT PREPARED BY:

MARLIN M. FEAGLE, ESQUIRE
MARLIN M. FEAGLE, ATTORNEY AT LAW, P.A.
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Post Office Box 1653
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DC,P.DeWitt Cason,Columbia County Page 1 of 3 B:1310 P:1395

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED made this 5th day of February, 2016,
by **MARLIN M. FEAGLE** and his wife, **DIANE M. FEAGLE**, whose mailing address is Post
Office Box 1653, Lake City, Florida 32056-1653, hereinafter called the Grantors, to **THE**
RYMAR COMPANY, INC., a Florida corporation, whose mailing address is Post Office Box
1653, Lake City, Florida 32056-1653, hereinafter called the Grantee:

WITNESSETH:

That the Grantors, 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
grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantee, all that certain
land situate in Columbia County, Florida, viz:

A parcel of land lying in Section 28, Township 4 South, Range 17 East, Columbia
County, Florida, being more particularly described as follows:

Commence at the Southeast corner of the NW 1/4 of Section 28, Township 4 South,
Range 17 East; thence N 01°31'19" W along the East line of said NW 1/4 for 130.00
feet; thence S 88°43'38" W for 100.00 feet to the **POINT OF BEGINNING** of the
herein described parcel of land; thence continue S 88°43'38" W for 470.00 feet;
thence N 01°31'19" W for 415.50 feet; thence N 88°43'38" E for 470.00 feet; thence
S 01°31'19" E for 415.00 feet to the **POINT OF BEGINNING**.

Said parcel of land situate, lying and being in Columbia County, Florida, containing
4.477 acres, more or less.

TOGETHER WITH:

A proposed 30 foot wide easement for the purpose of ingress, egress and utilities
lying 30 feet North and West of the following described line:

Commence at the Southeast corner of the NW 1/4 of Section 28, Township 4 South,
Range 17 East; thence N 01°31'19" W along the East line of said NW 1/4 for 130.00
feet; thence S 88°43'38" W for 100.00 feet; thence continue S 88°43'38" W for
220.00 feet to the **POINT OF BEGINNING** of the herein described line; thence S
01°31'19" E for 130.00 feet to the intersection with the South line of land as
described in Official Records Book 799, Page 1927, of the public records of
Columbia County, Florida; thence S 88°43'38" W along said South line for 966.28

feet to the intersection with the East right-of-way line of Wendy Road and the Point of Terminus.

The sidelines of said easement to be shortened or prolonged to meet at angle points, boundary lines and right-of-way lines.

SUBJECT TO reservations, restrictions and easements of record, if any.

Tax Parcel No.: _____

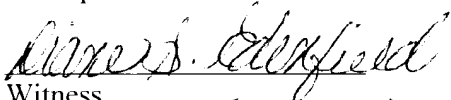
TOGETHER WITH all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

AND the Grantors hereby covenant with said Grantee that the Grantors are lawfully seized of said land in fee simple; that the Grantors have good right and lawful authority to sell and convey said land, and hereby warrant the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under the said Grantors.

IN WITNESS WHEREOF, the said Grantors have hereunto set their hands and seals the day and year first above written.

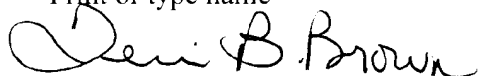
Signed, sealed and delivered
in the presence of:



Witness

DIANE S. EDENFIELD

Print or type name

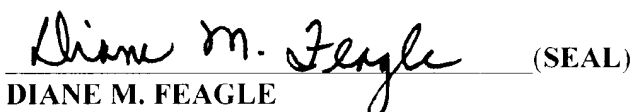


Witness

Terri B. Brown

Print or type name

 (SEAL)
MARLIN M. FEAGLE

 (SEAL)
DIANE M. FEAGLE

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 5th day of Feb., 2016, by **MARLIN M. FEAGLE** and his wife, **DIANE M. FEAGLE**, who are personally known to me.



Diane S. Edenfield
Notary Public, State of Florida

My Commission Expires: