

Prepared by: - 46

Gibraltar Title Insurance Agency, Inc.
2801 S.W. Archer Road
Gainesville, Florida 32608

File Number: 139313WATSON

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DC, P. DeWitt Cason, Columbia County Page 1 of 2 B:1252 P:1537

General Warranty Deed

Made this March 15, 2013 A.D. By **Maurice A. Watson and Sonia Montique Watson a/k/a Sonia Montique, husband and wife**, whose address is: : 284 Montique Ct. NW Lake City FL 32055, hereinafter called the grantor, to **Maurice A. Watson and Sonia Montique Watson, husband and wife**, whose post office address is: : 284 Montique Ct. NW Lake City FL 32055, hereinafter called the grantee:

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) 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:

A PART OF THE WEST 1/2 OF THE EAST 1/2 OF THE SE 1/4 OF THE SE 1/4 OF SECTION 12, TOWNSHIP 3 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

COMMENCE AT THE SE CORNER OF SAID SECTION 12 AND RUN S 89°45'54" W, ALONG THE SOUTH LINE THEREOF 314.60 FEET; THENCE N 01°28'25" E, 995.91 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N 01°28'55" E, 329.27 FEET; THENCE S 89°40'01" W, 316.46 FEET; THENCE S 01°22'42" W, 328.81 FEET; THENCE N 89°44'48" E, 315.90 FEET TO THE POINT OF BEGINNING.

SUBJECT TO AN EASEMENT FOR INGRESS AND EGRESS OVER AND ACROSS THE NORTH 20.00 FEET THEREOF.

ALSO:

TOGETHER WITH AND SUBJECT TO AN EASEMENT FOR INGRESS AND EGRESS BEING THE EAST 30.00 FEET OF THE WEST 1/2 OF THE EAST 1/2 OF THE SE 1/4 OF THE SE 1/4 OF SECTION 12, TOWNSHIP 3 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA AS LIES NORTH OF NW BELL STREET, A COUNTY MAINTAINED RIGHT OF WAY.

Parcel ID Number: R02091-007

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

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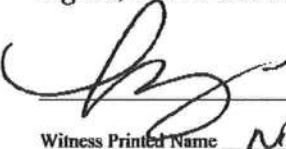
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To Have and to Hold, the same in fee simple forever.


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; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2012.

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:


Witness Printed Name NICOLE RAPPAPORT


Witness Printed Name RICK HERRING


Maurice A. Watson (Seal)
Address: : 284 Montique Ct. NW Lake City FL 32055


Sonia Montique Watson (Seal)
Sonia Montique Watson A/K/A Sonia Montique
Address: : 284 Montique Ct. NW Lake City FL 32055

State of FLORIDA
County of COLUMBIA

The foregoing instrument was acknowledged before me this 15th day of March, 2013, by Maurice A. Watson and Sonia Montique Watson, husband and wife, who is/are personally known to me or who has produced DRIVER LICENSE as identification.

DEED Individual Warranty Deed - Legal or
Closers' Choice

