

*sale price \$
dec. 70*

This Instrument Prepared by & return to:

Name: **CARL B. FRASER**
Address: **7059 BOBBY SAPP ROAD**
MACCLENNY, FLORIDA 32063

Inst: 201412013731 Date: 9/5/2014 Time: 1:01 PM

Doc Stamp-Deed: 0.70

DC, P. DeWitt Cason, Columbia County Page 1 of 1 B:1280 P:2583

Parcel I.D. #: **03081-115**

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

THIS WARRANTY DEED Made the **5th** day of **September**, A.D. **2014**, by **CARL B. FRASER, A WIDOWER**, hereinafter called the grantor, to **CARL B. FRASER and LISA R. PATTERSON, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**, whose post office address is **7059 BOBBY SAPP ROAD, MACCLENNY, FL 32063**, hereinafter called the grantees:

(Wherever used herein the terms "grantor" and "grantees" include all the parties to this instrument, singular and plural, the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

Witnesseth: That the grantor, for and in consideration of the sum of \$10.00 and other valuable consideration, receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the grantees all that certain land situate in **Columbia County, State of Florida**, viz:

LOT 15, KENSINGTON, A SUBDIVISION ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 6, PAGES 193 AND 194, OF THE PUBLIC RECORDS OF COLUMBIA COUNTY, FLORIDA.

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 grantees that he is lawfully seized of said land in fee simple; that he has good right and lawful authority to sell and convey said land, and 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, 2014.

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

Signed, sealed and delivered in the presence of:

Patricia Lang
Witness Signature
Patricia Lang

Printed Name

Maecia M. L. L.
Witness Signature
Maecia M. L. L.

Printed Name

Carl B. Fraser L.S.
CARL B. FRASER
Address:
7059 BOBBY SAPP ROAD, MACCLENNY,
FLORIDA 32063

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this **5th** day of **September**, **2014**, by **CARL B. FRASER**, who is known to me or who has produced _____ as identification.

Patricia Lang
Notary Public
My commission expires *12-14-14*

