

Prepared by:
Loan Closing Experts, LLC.
9700 Touchton Road, Suite 102
Jacksonville, Florida 32246

PREPARED WITHOUT THE BENEFIT OF TITLE SEARCH OR EXAMINATION

PARCEL NUMBER: 34-4S-17-08927-000

Quit Claim Deed

This Quit Claim Deed made this 9th day of July, 2021, between Ken Russell Snider, formerly a single man, whose address is 2927 SW Tustenuggee Ave, Lake City, Florida 32025, grantor, and Ken Russell Snider and Amy Godwin Snider, husband and wife, whose address is 2927 SW Tustenuggee Ave, Lake City, Florida 32025, grantee:

(Whenever used herein the terms "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, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum NO DOLLARS and other good and valuable consideration to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, does hereby remise, release, and quitclaim to the said grantee, and grantee's heirs and assigns forever, all the right, title, interest, claim and demand which grantor has in and to the following described land, situate, lying and being in the County of COLUMBIA, State of Florida, to-wit:

See "Exhibit A"

TOGETHER WITH all of the easements, rights, privileges and appurtenances thereto belonging and all of the estate, right, title, interest and claim, either at law or in equity, of Grantor of, in, to or out of such real estate.

To Have and to Hold, the same together with all and singular the appurtenances thereto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of grantors, either in law or equity, for the use, benefit and profit of the said grantee forever.

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

NOTE TO CLERK: THIS CONVEYANCE CONVEYS HOMESTEAD PROPERTY BETWEEN SPOUSES. IN ACCORDANCE WITH FLORIDA STATUTE 201.02, THIS CONVEYANCE IS EXEMPT FROM DOCUMENTARY STAMP TAXES.

Signed, sealed and delivered in our presence:

Sarah H. Stephens
Witness Name: Sarah H. Stephens

Sylvia Pepper
Witness Name: Sylvia Pepper

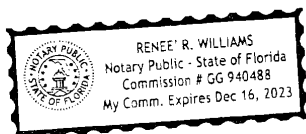
Ken Russell Snider (Seal)
Ken Russell Snider

STATE OF FLORIDA

COUNTY OF Columbia

The foregoing instrument was acknowledged before me on July 9, 2021, by means of physical presence [☒] or online notarization [☐], by Ken Russell Snider, who is personally known to me or who has produced FL DL as identification.

[Notary Seal]



Renee R. Williams
Notary Public
State of Florida

Exhibit A

Parcel 1

Commence at the Northeast corner of the West 1/2 of the SW 1/4 of the NE 1/4 of Section 32, Township 4 South, Range 17 East, Columbia County, Florida and run thence South 06°31'16" East, along the East line of said West 1/2 of SW 1/4 of NE 1/4, 1344.69 feet; thence North 87°36'34" West, 422.56 feet to the point of beginning; thence South 10°29'53" East, 200.00 feet; thence North 86°56'17" West, 1050.67 feet; thence North 16°10'43" East, 76.85 feet to the East right of way of County Road No. 131; thence N 26°00'40" E, along said East right of way line, 580.84 feet; thence South 75°25'30" East, 708.03 feet; thence South 10°29'53" East, 281.83 feet to the point of beginning.

Together with:

Parcel 2

Commence at the intersection of the East right of way line of County Road No. 131 and the North line of the NE 1/4 of the SW 1/4 of Section 32, Township 4 South, Range 17 East, Columbia County, Florida and run thence South 26°00'40" West, along said East right of way line, 105.03 feet to the point of beginning; thence continue South 26°00'40" West, still along said East right of way, 81.28 feet; thence South 86°56'17" East, 14.25 feet; thence North 16°10'43" East, 76.85 feet to the point of beginning.