

\$18.50
\$909.30

This Warranty Deed Made the 29th day of
November, 2012, by

Inst:201212017705 Date:11/30/2012 Time:1 06 PM
Doc Stamp-Deed:909.30
DC, P DeWitt Cason, Columbia County Page 1 of 2 B:1245 P 1325

THE HERMITAGE, LLC,

a Limited Liability Company existing under the laws of the State of Florida,
having its principal place of business at
20638 N. W. 78th Avenue, Alachua, FL 32615-7019,
hereinafter called the grantor, to

JERRY A. LERNER and CHRISTINE D. LERNER, husband
and wife,

whose post office address is
292 Hermitage Glen, High Springs, FL 32643,
hereinafter called the grantee:

(Wherever 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)

Witneseth: That the grantor, for and in consideration of the sum of \$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:

Lot Three (3), of HERMITAGE, according to the Plat thereof as recorded in Plat Book 9,
Pages 28 and 29, 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 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, 2011, and except
for covenants, easements and restrictions of record.

✓ **This Instrument Prepared by,**
and return to:
WAYNE P. CASTELLO
ATTORNEY AT LAW
2772 NW 43 STREET, STE W
GAINESVILLE, FLORIDA 32606
w2.2012-356

Property Appraisers Parcel Number(s): R10039-103

In Witness Whereof the grantor has caused these presents to be executed in its name, and its corporate seal to be hereto affixed, by its proper officers thereunto duly authorized, the day and year first above written.

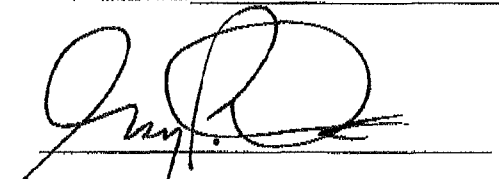
Signed, sealed and delivered
in our presence as witnesses:

THE HERMITAGE, LLC, a Florida Limited
Liability Company



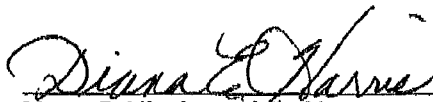
Print Witness Name Diana E. Harris

By:  (SEAL)
MARK P. SULLIVAN, Managing Member


Print Witness Name Wayne P. Castello

STATE OF FLORIDA
COUNTY OF ALACHUA

The foregoing instrument was acknowledged before me this 30th day of November, 2012, by MARK P. SULLIVAN, as Managing Member of THE HERMITAGE, LLC, a Florida Limited Liability Company, on behalf of THE HERMITAGE, LLC, a Florida Limited Liability Company. He is personally known to me or has produced a Driver's License as identification.



Notary Public, State of Florida
My Commission expires:
My Commission number:

