

*Sub Pmt \$70,000.00
Dr \$490.00*

This Instrument Prepared by & return to:

Name: **Brenda Styons, an employee of
NORTH CENTRAL FLORIDA TITLE,
LLC**
Address: **343 NW COLE TER
LAKE CITY, FL 32055
File No. 14Y-11009**

Parcel I.D. #: **R08980-901**

SPACE ABOVE THIS LINE FOR PROCESSING DATA

Inst:201412018826 Date:12/5/2014 Time:2:40 PM
Doc Stamp-Deed:490.00
CC:P.DeWitt Cason,Columbia County Page 1 of 2 B:1285 P:2092

SPACE ABOVE THIS LINE FOR RECORDING DATA

THIS WARRANTY DEED Made the **26th** day of **November**, A.D. **2014**, by

SAVANNA LEE MORRELL, a single person, hereinafter called the grantor, to **KARL S. FOGELMAN**, and **DONNA MARIE FOGELMAN, HIS WIFE**, whose post office address is **280 SE DOE GLEN, LAKE CITY, FL 32025**, hereinafter called the grantee:

(Wherever used herein the terms "grantor" and "grantee" 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 grantee all that certain land situate in **Columbia County, State of Florida**, viz:

PART OF THAT PART OF THE SOUTH HALF OF THE NW 1/4 THAT LIES EAST OF FLORIDA STATE HIGHWAY NUMBER TWO (2) (U. S. HIGHWAY NUMBER FORTY-ONE (41)), AND THE WEST HALF OF THE SW 1/4 OF THE NE 1/4 OF SECTION THIRTY-FOUR (34), TOWNSHIP 4 SOUTH, RANGE 17 EAST, COLUMBIA COUNTY, FLORIDA, EXCEPT FIVE HUNDRED AND NINE AND ONE-HALF (509.5) FEET OFF THE SOUTH SIDE AND THREE HUNDRED SEVENTY NINE (379) FEET OFF THE NORTH SIDE OF THE ABOVE DESCRIBED LANDS.

MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT A 1/2" IRON PIPE, LS 6127, MARKING THE INTERSECTION OF THE EASTERLY RIGHT-OF-WAY LINE OF U. S. HIGHWAY NO. 41/441 (A.K.A. STATE ROAD NO. 2) AND THE MONUMENTED NORTH LINE OF THE SOUTH 509.5 FEET OF THE SOUTH 1/2 OF THE NW 1/4 OF SECTION 34, TOWNSHIP 4 SOUTH, RANGE 17 EAST, COLUMBIA COUNTY, FLORIDA, AND THENCE N.88 DEGREES 33'42"E., ALONG SAID NORTH LINE OF THE SOUTH 509.5 FEET OF THE SOUTH 1/2 OF THE NW 1/4 OF SAID SECTION 34, A DISTANCE OF 1011.24 FEET TO A 5/8" IRON ROD, LS 4708; THENCE N. 01 DEGREES 26'18"W., 206.56 FEET TO A 5/8" IRON ROD, LS 4708, ON THE CENTERLINE OF A 60 FOOT WIDE PRIVATE EASEMENT CURRENTLY KNOWN AS SW DOE GLEN; THENCE S.88 DEGREES 19'25"W., 1124.87 FEET TO A 5/8" IRON ROD, LS 4708, SET ON THE AFOREMENTIONED EASTERLY RIGHT-OF-WAY LINE OF U. S. HIGHWAY 41/441; THENCE S. 30 DEGREES 48'29"E., 231.67 FEET TO THE POINT OF BEGINNING.

SUBJECT TO AN EASEMENT FOR INGRESS AND EGRESS OVER AND ACROSS THE SOUTH 30.00 FEET OF THE ABOVE DESCRIBED LANDS.

THE ABOVE DESCRIBED LANDS ARE PART OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 893, PAGE 2620 OF THE OFFICIAL RECORDS OF COLUMBIA COUNTY, FLORIDA.

TOGETHER WITH AND SUBJECT TO A PERPETUAL, NON-EXCLUSIVE INGRESS AND EGRESS EASEMENT DESCRIBED AS FOLLOWS:

A 60 FOOT WIDE INGRESS AND EGRESS EASEMENT BEING PART OF THAT PART OF THE SOUTH HALF OF THE NW 1/4 THAT LIES EAST OF FLORIDA STATE HIGHWAY NUMBER TWO (2) (U. S. HIGHWAY NUMBER FORTY-ONE (41)), AND THE WEST HALF OF THE SW 1/4 OF THE NE 1/4 OF SECTION THIRTY-FOUR (34), TOWNSHIP 4 SOUTH, RANGE 17 EAST, COLUMBIA COUNTY, FLORIDA, EXCEPT FIVE HUNDRED AND NINE AND ONE-HALF (509.5) FEET OFF THE SOUTH SIDE AND THREE HUNDRED SEVENTY NINE (379) FEET OFF THE NORTH SIDE OF THE ABOVE DESCRIBED LANDS.

MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT A 1/2" IRON PIPE, LS 6127, MARKING THE INTERSECTION OF THE EASTERLY RIGHT-OF-WAY LINE OF U. S. HIGHWAY NO. 41/441 (A.K.A. STATE ROAD NO. 2) AND THE MONUMENTED NORTH LINE OF THE SOUTH 509.5 FEET OF THE SOUTH 1/2 OF THE NW 1/4 OF SECTION 34, TOWNSHIP 4 SOUTH, RANGE 17 EAST, COLUMBIA COUNTY, FLORIDA, AND THENCE N.88 DEGREES 33'42"E., ALONG SAID NORTH LINE OF THE SOUTH 509.5 FEET OF THE SOUTH 1/2 OF THE NW 1/4 OF SAID SECTION 34, A DISTANCE OF 1011.24 FEET TO A 5/8" IRON ROD, LS 4708; THENCE N. 01 DEGREES 26'18"W., 176.56 FEET TO A 5/8" IRON ROD, LS 4708, AND THE POINT OF BEGINNING OF THE HEREIN DESCRIBED EASEMENT; THENCE CONTINUE N. 01 DEGREES 26'18"W., 60.00 FEET TO A 5/8" IRON ROD, LS 4708; THENCE S.88 DEGREES 19'25"W., 1141.71 FEET TO A 5/8" IRON ROD, LS 4708, SET ON THE AFOREMENTIONED EASTERLY RIGHT-OF-WAY LINE OF U. S. HIGHWAY 41/441; THENCE S.30 DEGREES 48'29"E., 68.69 FEET TO A 5/8" IRON ROD, LS 4708; THENCE N. 88 DEGREES 19'25"E., 1108.02 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED LANDS ARE PART OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 893, PAGE 2620 OF THE OFFICIAL RECORDS OF COLUMBIA COUNTY, FLORIDA.

TOGETHER WITH: 2000 NEWP DOUBLE WIDE MOBILE HOME VIN #GMHGA6489900517A AND VIN#GMHGA6489900517B.

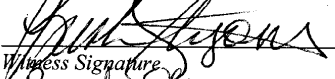
Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

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

And the grantor hereby covenants with said grantee that 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:




Witness Signature
Brenda Lyons

Printed Name



Witness Signature
Marla M. Landin

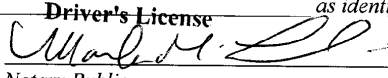
Printed Name



L.S.
SAVANNA LEE MORRELL
Address:
212 SW COTTAGE GLEN, LAKE CITY, FL 32024

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 26th day of November, 2014, by SAVANNA LEE MORRELL, who is known to me or who has produced _____ as identification.

Driver's License


Notary Public
My commission expires _____

