

Prepared by:
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ATSH# 4-5177

Inst: 201212006450 Date: 4/30/2012 Time: 9:39 AM
Doc Stamp-Deed: 315.00
P.DeWitt Cason, Columbia County Page 1 of 2 B:1233 P:1972

Warranty Deed

Individual to Individual

THIS WARRANTY DEED made the 27th day of April, 2012, Justin L. Thomas, and his wife, Michelle Louise Thomas, hereinafter called the grantor, to John C. Bartholow whose post office address is: 908 67th Avenue Drive West, Bradenton, FL 34207 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 corporation)

Witnesseth: 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: Parcel ID# R04574-001

See Exhibit "A" Attached Hereto And By This Reference Made A Part Thereof.

TOGETHER with all 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.

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:

Elaine K. Tolar
Witness:
ELAINE K. TOLAR
Printed Name:

Traci Landry
Witness:
TRACI LANDRY
Printed Name:

Justin L. Thomas
Justin L. Thomas

Michelle Louise Thomas
Michelle Louise Thomas

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 27th day of April, 2012 by JUSTIN L. THOMAS, AND HIS WIFE, MICHELLE LOUISE THOMAS personally known to me or, if not personally known to me, who produced address license for identification and who did not take an oath.

(Notary

Abstract & Trust Title, LLC
PO Box 7175
Lake City, FL 32055

Notary Public

Seal)



MICHAEL H. HARRELL
Notary Public, State of Florida
My Comm. Expires April 8, 2013
Commission No. DD 800885