

Prepared by:
Abstract and Title Services, Inc.
111 East Howard Street
Live Oak, FL 32064

ATS# 1-38815

Inst: 201712018430 Date: 10/06/2017 Time: 2:57PM
Page 1 of 2 B: 1345 P: 1753, P.DeWitt Cason, Clerk of Court
Columbia, County, By: BD
Deputy Clerk Doc Stamp-Deed: 546.00

Warranty Deed

Individual to Individual

THIS WARRANTY DEED made the 6th day of October, 2017, By **Steven H. Lumbert, A Single Person** hereinafter called the grantor, to **Christine M. Bowers** whose post office address is: 406 SW Burnett Lane, Lake City, FL 32024 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:

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, 2016.

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:

Wendy E. Shouse
Witness: Wendy E. Shouse

Printed Name:

Brandi Lynn Lee

Witness:

Brandi Lynn Lee

Printed Name:

Steven H. Lumbert
Steven H. Lumbert

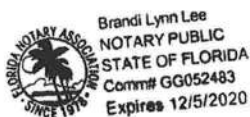
STATE OF FLORIDA

COUNTY OF Columbia

The foregoing instrument was acknowledged before me this 6th day of October, 2017 by STEVEN H. LUMBERT, A SINGLE PERSON, personally known to me or, if not personally known to me, who produced DL for identification and who did not take an oath.

Brandi Lynn Lee
Notary Public

(Seal)



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EXHIBIT "A"

Commence at the Southeast corner of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 26, Township 4 South, Range 16 East, Columbia County, Florida, and run North $01^{\circ}51'58''$ West, along the East line of said Section 26, a distance of 633.03 feet; thence run South $89^{\circ}41'52''$ West, 535.00 feet to the Point of Beginning; thence run North $02^{\circ}00'58''$ West, 422.15 feet; thence North $89^{\circ}36'52''$ East, 111.00 feet; thence run South $02^{\circ}00'58''$ East, 422.31 feet; thence South $89^{\circ}41'52''$ West, 111.00 feet to the Point of Beginning.