

Prepared by:
Michael H. Harrell
Abstract Trust Title, LLC
283 NW Cole Terrace
Lake City, FL 32055

4-9429

Warranty Deed

Individual to Individual

THIS WARRANTY DEED made the 20 day of December, 2019, Elaine K. Tolar, A Single Person, hereinafter called the grantor, to George Smith, Jr. whose address is: 559 SW Mayfair 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:

Lot 38, May-Fair Unit 3, according to the map or plat thereof, as recorded in Plat Book 8, Page(s) 84 through 85, of the Public Records of Columbia County, Florida.

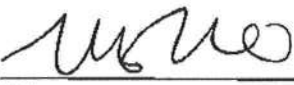
TOGETHER with all tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

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 the prior year.

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:

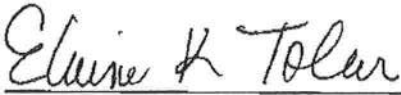


Witness: Weidus E. Shaver

Printed Name: Brandi Lynn Lee

Witness: Brandi Lynn Lee

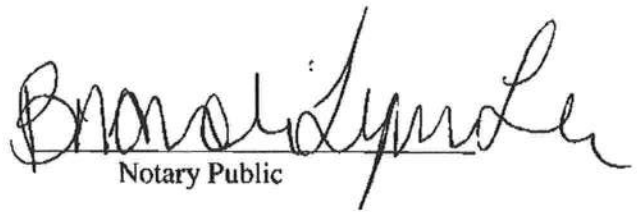
Printed Name:



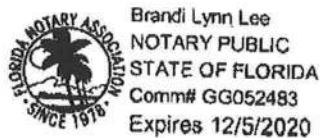
Elaine K. Tolar

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 20 day of December, 2019 by Elaine K. Tolar, A Single Person personally known to me or, if not personally known to me, who produced DL as identification.


Notary Public

(Notary Seal)



This Instrument Prepared By:
Michael H. Harrell
Abstract Trust Title, LLC
283 NW Cole Terrace
Lake City, FL 32055
ATT# 4-8826

GENERAL WARRANTY DEED

Individual to Individual (or Corporation/LLC)

This Warranty Deed made this 26 day of March, 2019 by

Elaine K. Tolar, A Single Person

Inst: 201912007211 Date: 03/27/2019 Time: 9:06AM
Page 1 of 2 B: 1381 P: 551, P.DeWitt Cason, Clerk of Court
Columbia County, By: BD
Deputy Clerk Doc Stamp-Deed: 210.00

hereinafter called the Grantor, to

George Smith, Jr.

whose post office address is 587 W. Helen Road, Palatine, IL 60067, 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.)

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, 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 the tenements, hereditaments, and appurtenances thereto belonging or in any ways 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, and hereby 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 the prior year.

In witness whereof, the said Grantor has signed and sealed these presents the day and year first above written.

Ann B. Katzo Elaine K. Tolar
WITNESS Elaine K. Tolar
Printed Name: ANN B. KATZO

Brandi Lynn Lee
WITNESS
Printed Name: Brandi Lynn Lee

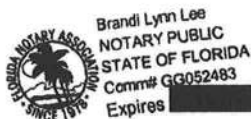
State of Florida
County of Columbia

I hereby certify that on this 26 day of March, 2019, before me, an officer duly authorized to administer oaths and take acknowledgements, personally appeared Elaine K. Tolar, A Single Person, who is personally known to me or produced a DL for identification, and known to me to be the person described in and who executed the foregoing instrument, who acknowledged before me that he/she/they executed the same, and an oath was not taken.

(SEAL)

Brandi Lynn Lee
NOTARY PUBLIC

My Commission Expires:



ATT#4-8826

Exhibit "A"

Lot 37, May-Fair Unit 3, according to the map or plat thereof, as recorded in Plat Book 8, Page(s) 84 through 85, of the Public Records of Columbia County, Florida.