


Prepared by and return to:
Macy McRae
Abstract Trust Title, LLC.
283 Northwest Cole Terrace
Lake City, FL 32055
4-11718

Inst: 202212014278 Date: 07/21/2022 Time: 3:13PM
Page 1 of 2 B: 1471 P: 1699, James M Swisher Jr, Clerk of Court
Columbia, County, By: VC 
Deputy ClerkDoc Stamp-Deed: 2421.30

WARRANTY DEED

CORPORATE GRANTOR

This Warranty Deed made this 5 day of July, 2022, by and between Trent Giebeig Construction, Inc., a Florida Corporation, hereinafter called the Grantor; and Dennis Lemar Lee and Deborah Diane Lee, husband and wife, hereinafter called the Grantee, whose mailing address is: 3864 US HWY 441, Lake City, FL 32055.

WITNESSETH, that the Grantor, for and in consideration of the sum of \$10.00 (Ten and 00/100 Dollars) and other valuable consideration, the receipt whereof is hereby acknowledged, hereby grants, bargains, and sells unto the Grantee, and Grantee's successors, heirs, and assigns forever, all that parcel of land in the County of Columbia, State of Florida, to wit:

Lot 35, Crosswinds, Phase One, according to the map or plat thereof, as recorded in Plat Book 8, Page(s) 79 through 82, inclusive, 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 the 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 this land; that the Grantor hereby fully warrants the title to the land and will defend the same against the lawful claims of all persons whomsoever; and that the land is free of all encumbrances, except taxes accruing subsequent to December 31, 2022, and restrictions, covenants, and easements of record.

IN WITNESS WHEREOF, the Grantor has caused these presents to be executed in its name and its corporate seal to be hereunto affixed by its proper officers thereunto duly authorized, the day and year first above written.

Elaine K Tolar
WITNESS
PRINT NAME: Elaine K Tolar
Macy McRae
WITNESS
PRINT NAME: Macy McRae

Trent Giebeig Construction, Inc., a Florida Corporation

By: Brian Trent Giebeig
Brian Trent Giebeig, Director

[CORPORATE SEAL]

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me by means of (x) physical presence or () online notarization this 5 day of July, 2022 by Brian Trent Giebeig, as Director of Trent Giebeig Construction, Inc., a Florida Corporation, on behalf of the Corporation.

Macy McRae
Signature of Notary Public
Print, Type/Stamp Name of Notary

Personally known: ✓
OR Produced Identification: _____

Type of Identification Produced: _____



MACY McRAE
Notary Public
State of Florida
Comm# HH206033
Expires 12/8/2025