

Prepared by and return to:
Gumminger Law, PLLC
Andrea Gumminger, Esq.
18731 NW US Hwy 441
High Springs, FL 32643
(386) 454-0688
File Number: 24-020C

Parcel Identification No. 14-7S-16-04213-001

[Space Above This Line For Recording Data]

Warranty Deed

(STATUTORY FORM - SECTION 689.02, F.S.)

This Indenture made this 12th day of February, 2024 between Migdalia Gonzales-Morales, a single woman whose post office address is 111 Euna Lane, Altamonte Springs, FL 32701 of the County of Seminole, State of Florida, grantor*, and Garrett Norman and Samantha Norman, Wife and Husband whose post office address is 316 SW Hornet Court, Fort White, FL 32038 of the County of Columbia, State of Florida, grantee*,

Witnesseth that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Columbia County, Florida, to-wit:

See Attached Exhibit A Legal Description

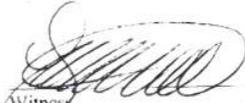
Subject to taxes for 2024 and subsequent years; covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

and said grantor does hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.

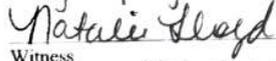
* "Grantor" and "Grantee" are used for singular or plural, as context requires.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:


Witness
Printed Name: Andrea Gumminger
P.O. Address: 18731 US Hwy 441
High Springs, FL 32643

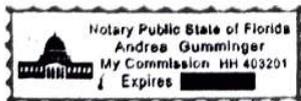

Migdalia Gonzales-Morales


Witness
Printed Name: Natalie Lloyd
P.O. Address: 18731 US Hwy 441
High Springs, FL 32643

State of Florida
County of Alachua

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 12th day of February, 2024 by Migdalia Gonzales-Morales who is personally known or has produced a driver's license as identification.

[Seal]




Notary Public
Print Name: Andrea Gumminger
My Commission Expires: 06/30/2027

Exhibit A

COMMENCE AT THE SW CORNER OF SE 1/4 OF NE 1/4, SECTION 14, TOWNSHIP 7 SOUTH, RANGE 16 EAST AND RUN THENCE S.89°38'03"E., ALONG THE SOUTH LINE OF SE 1/4 OF NE 1/4, 920.00 FEET TO THE POINT OF BEGINNING; THENCE N.00°15'07"W., 720.00 FEET; THENCE S.89°38'03"W., 320.00 FEET; THENCE N.00°15'07"W., 607.32 FEET TO A POINT ON THE NORTH LINE OF SAID SE 1/4 OF NE 1/4; THENCE N.89°35'38"E., ALONG SAID NORTH LINE 720.82 FEET TO A POINT ON THE EAST LINE OF SECTION 14; THENCE S.00°19'42"E., ALONG SAID EAST LINE, 1327.82 FEET TO A POINT ON THE AFOREMENTIONED SOUTH LINE OF SE 1/4 OF NE 1/4; THENCE S.89°38'03"W., ALONG SAID SOUTH LINE 402.59 FEET TO THE POINT OF BEGINNING. CONTAINING 16.72 ACRES MORE OR LESS.

TOGETHER WITH a 2013 PALM Doublewide Mobile Home containing VIN #PH0918826AFL and VIN #PH0918826BFL.