

When recorded, mail to:

Name: BRIAN RYALS  
Address: 774 NW BRADY CIR  
City/State/Zip Code: LAKE CITY FL 32055

Inst: 202212011441 Date: 06/10/2022 Time: 8:20AM  
Page 1 of 3 B: 1468 P: 1975, James M Swisher Jr, Clerk of Court  
Columbia, County, By: OA  
Deputy Clerk Doc Stamp-Deed: 0.70

SPACE ABOVE THIS LINE FOR RECORDER'S USE

## QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS:

That I(we), BRIAN RYALS KELSEY RYALS

the undersigned releasor(s), for the consideration of Ten Dollars (\$10.00), and other valuable considerations, by these presents, do hereby release, remise and forever quitclaim unto Brian Ryals

774 NW BRADY CIR LAKE CITY FL 32055

all rights, title and interest in that certain real property situated in the County of Columbia, State of Florida, and legally described as follows:

See exhibit A

IN WITNESS WHEREOF, I(we) have hereunto set my(our) hand(s) and seal(s) this 23 day of MAY, 2022.

Brian Ryals

Printed Name of Releasor

Kelsey Ryals

Printed Name of Co-Releasor

Brittany Wilkins

Signature of Witness No. 1

Brittany Wilkins

Printed Name of Witness No. 1

1468 SW MAIN BLVD STE 105

Address

LAKE CITY FL 32025

City/State/Zip Code

[Signature]

Signature of Releasor

[Signature]

Signature of Co-Releasor

[Signature]

Signature of Witness No. 2

DONALD G SHUGART

Printed Name of Witness No. 2

1468 SW MAIN BLVD STE 105

Address

LAKE CITY FL 32025

City/State/Zip Code

### Acknowledgment

State of Florida )  
County of COLUMBIA ) ss.

The foregoing instrument was acknowledged before me, the undersigned Notary Public, this 23 day  
of May, 2022, by Brian Ryals AND Kelsey Ryals, known to me to be the indi-  
vidual(s) who executed the foregoing instrument and acknowledged the same to be his(her)(their) free act and deed.

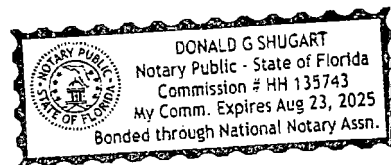
My Commission Expires: 8-23-2025

[Signature]  
Notary Public

If acknowledged in the State of Florida, complete the section  
below:

(check one) ☐ Personally Known. ☒ Produced Identification.

Type of Identification produced: PLDL Both  
Physically Appearing



Inst. Number: 202112007927 Book: 1435 Page: 2131 Page 3 of 3 Date: 4/22/2021 Time: 3:06 PM  
James M Swisher Jr Clerk of Courts, Columbia County, Florida Doc Deed: 1,288.00

ATT 10599

Exhibit "A"

SECTION 25, TOWNSHIP 3 SOUTH, RANGE 16 EAST:

COMMENCE AT THE SOUTHEAST CORNER OF NW 1/4 OF SE 1/4 OF SAID SECTION AND RUN SOUTH 87 DEGS. 33' WEST 411.25 FEET TO A CONCRETE MONUMENT AND THE POINT OF BEGINNING; THENCE SOUTH 87 DEG. 33' WEST STILL ALONG SAID SAME LINE 112.33 FEET; POINT BEING ON THE EASTERLY LINE OF NORTH BRADY CIRCLE; THENCE NORTH 0 DEGS. 05' WEST 169.15 FEET ALONG SAID EAST LINE OF NORTH BRADY CIRCLE, THENCE NORTH 87 DEGS. 41' EAST 112.64 FEET; THENCE SOUTH 0 DEG. 45' EAST 168.28 FEET TO A CONCRETE MONUMENT AND TO THE POINT OF BEGINNING.

ALSO SOMETIMES KNOWN AS LOT NO. 25 OF BRADY PARK, AN UNRECORDED SUBDIVISION. COLUMBIA COUNTY, FLORIDA.