

Prepared by and return to:

Brent E. Baris, P.A.
18731 NW US Highway 441
High Springs, FL 32643
386-454-0688
File Number: 19-078

Inst: 201912007058 Date: 03/25/2019 Time: 9:37AM
Page 1 of 1 B: 1381 P: 60, P.DeWitt Cason, Clerk of Court Colum
County, By: BD
Deputy ClerkDoc Stamp-Deed: 231.00

Parcel Identification No. 03-6S-16-03767-302

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Warranty Deed

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

This Indenture made this 22nd day of **March, 2019** between **Maureen Resta, a single woman** whose post office address is **10075 Gate Parkway North, Unit 1508, Jacksonville, FL 32246** of the County of **Duval**, State of **Florida**, grantor*, and **Jack K. Cruce, a single man** and **Melody Tenney, a single woman** whose post office address is **1265 SW Bluff Drive, 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:

Lot 2, Sedgefield Phase 3, according to the map or plat thereof as recorded in Plat Book 8, Page 60, Public Records of Columbia County, Florida.

Subject to taxes for 2019 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:

Cheryl Blanton
Witness Name: Cheryl Blanton
Danielle Marden
Witness Name: Danielle Marden

Maureen Resta (Seal)
Maureen Resta

State of Florida
County of Alachua

The foregoing instrument was acknowledged before me this 22nd day of March, 2019 by Maureen Resta, who ☐ is personally known or ☒ has produced a driver's license as identification.

[Notary Seal]

Danielle Marden
Notary Public
Printed Name: Danielle Marden
My Commission Expires: 2/6/21

