

This instrument prepared by
and should be returned to:
Amy Guzzy, Esq.
Love's Travel Stops & Country Stores, Inc.
P.O. Box 26210
Oklahoma City, OK 73126

PARCEL ID: 03-6S-17-09562-0000

GENERAL WARRANTY DEED

THIS GENERAL WARRANTY DEED made and executed this 22 day of March, 2017, by FEAGLE FAMILY PROPERTY, LLC, a Florida limited liability company (as to a 1/3 interest); RONALD A. FEAGLE, an individual (as to a 1/3 interest) and EVERETT W. ROGERS and DEBORAH M. ROGERS individually and as TRUSTEES of the ARKY ROGERS Land Trust dated June 1, 2004 (as to a 1/3 interest), whose mailing address is P.O. Box 1653, Lake City, FL 32056-1653 hereinafter called "Grantor", to LOVE'S TRAVEL STOPS & COUNTRY STORES, INC., an Oklahoma corporation, whose mailing address is 10601 North Pennsylvania Avenue, Oklahoma City, Oklahoma 73120 and whose tax mailing address is Ryan, LLC, 15 West 6th Street, Ste 2400 Tulsa, OK 74119 hereinafter called "Grantee".

WITNESSETH:

GRANTOR, in consideration of Ten Dollars (\$10.00) and other valuable consideration in hand paid by Grantee, the receipt and sufficiency of which is hereby acknowledged, has granted, bargained and sold to Grantee, and Grantee's successors and assigns forever, the real property located in COLUMBIA County, Florida, more particularly described as follows:

See Exhibit A attached hereto.

SUBJECT to (i) all mineral rights previously reserved or conveyed of record; (ii) ad valorem and real estate taxes for the calendar year 2017 and all subsequent years; (iii) covenants, easements and restrictions of record (if any); (iv) existing zoning and governmental regulations; and (v) public road right-of-ways (if any).

TO HAVE AND TO HOLD the same in fee simple forever. And Grantor does covenant with the Grantee that at the time of the delivery of this Deed, Grantor is lawfully seized of such property in fee simple, that such property is free from all encumbrances, liens, easements, covenants, restrictions and other matters except as set forth herein, that Grantor has good right, title, and lawful authority to sell and convey the same and that the Grantee shall have the peaceable and quiet possession of such property, subject only to the matters set forth herein and GRANTOR covenants that Grantor will fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

[Signature and Acknowledgment Pages to Follow]

{00179538.DOC;1}

Return To:
Chicago Title Insurance Company
2400 Maitland Center Parkway STE-200
Maitland, FL 32751
Attention: Myrna H. Small
File No. 401600575MS

IN WITNESS WHEREOF, Grantor has executed this General Warranty Deed on the year and date first above stated.

Signed and delivered in our presence as
Witnesses:

AS TO GRANTOR:

Diane S. Edenfield
Print Name: DIANE S. EDENFIELD
Tami Lee
Print Name: Tami Lee

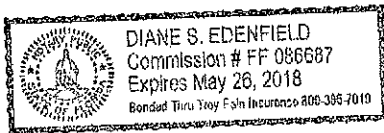
FEAGLE FAMILY PROPERTY, LLC,
A Florida Limited Liability Company

By: *Marlin M. Feagle m/m*
MARLIN M. FEAGLE, Manager Member

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 22nd day of March, 2017, by MARLIN M. FEAGLE, as the Manager Member of FEAGLE FAMILY PROPERTY, LLC, a Florida limited liability company, on behalf of said limited liability company, who, is personally known to me.

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Diane S. Edenfield
Notary Public, State of Florida

My Commission Expires: 05/26/18

IN WITNESS WHEREOF, Grantor has executed this General Warranty Deed on the year and date first above stated.

Signed and delivered in our presence as
Witnesses:

Diane S. Edenfield
Print Name: DIANE S. EDENFIELD

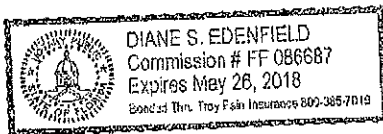
Jami Lee
Print Name: Jami Lee

AS TO GRANTOR:

Ronald A. Feagle
RONALD A. FEAGLE

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 27th day of March, 2017, by RONALD A. FEAGLE, who, is personally known to me.

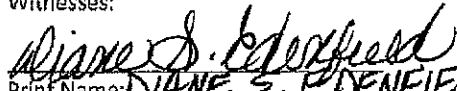


Diane S. Edenfield
Notary Public, State of Florida

My Commission Expires: 05/26/18

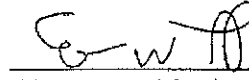
IN WITNESS WHEREOF, Grantor has executed this General Warranty Deed on the year and date first above stated.

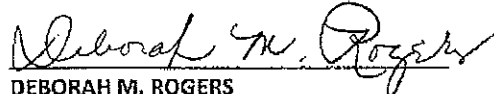
Signed and delivered in our presence as
Witnesses:


Print Name: DIANE S. EDENFIELD


Print Name: Jami Lee

AS TO GRANTOR:

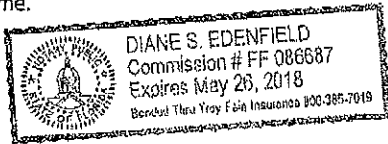

EVERETT W. ROGERS
Individually and as Trustee of the Arky Rogers Land
Trust dated June 1, 2004

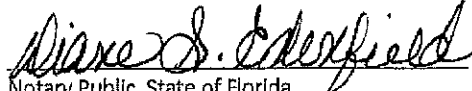

DEBORAH M. ROGERS
Individually and as Trustee of the Arky Rogers Land
Trust dated June 1, 2004

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 22nd day of March, 2017, by EVERETT W. ROGERS and DEBORAH M. ROGERS, Individually and as Trustees of The Arky Rogers Land Trust dated June 1, 2004, who are personally known to me.

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Notary Public, State of Florida

My Commission Expires: 05/26/18

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Exhibit A

Legal Description of Property

The certain parcel of land lying in Section 3, Township 6 South, Range 17 East, Columbia County, Florida, being more particularly described as follows:

Commence at the Northeast corner of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$, of said Section and run thence S 88°49'20" W, along the North line of said section, 106.25 feet to the Westerly right-of-way line of State Road No. 25 (U.S. Highway 41), and to the POINT OF BEGINNING, and run thence S 1°33'04" E, along said Westerly right-of-way line 191.30 feet, thence S 88°26'56" W, 630.00 feet, thence S 1°33'04" E, 630.84 feet to the Northeasterly right-of-way line of Interstate Road No. 75; thence Northwesterly along said Northeasterly right-of-way line 766 feet more or less to the point of intersection of said Northeasterly right-of-way line with the West line of the NW $\frac{1}{4}$ of NE $\frac{1}{4}$ of said Section, thence N 0°3'48" W, along said West line, 329.26 feet, to the Northwest corner of said NW $\frac{1}{4}$ of NE $\frac{1}{4}$, thence N 88°49'20" E, 1225.41 feet to the POINT OF BEGINNING.