

J. DeWitt Cason
2018. 2018.

PREPARED BY & RETURN TO:

Name: **TERESA P. BRANNON**
Address: **5045 SW PINEMOUNT HWY, LAKE CITY,
FLORIDA 32024**

Parcel No.: 00336-014

Inst: 201812063344 Date: 02/19/2018 Time: 9:28AM
Page 1 of 1 R: 1353 P: 2353 P.DeWitt Cason, Clerk of Court
Columbia County, Fl: RD
Deputy ClerkDoc Stamp-Deed: 0.70

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

This **QUITCLAIM DEED**, made the 14 day of February, 2018, by **LYNDA R. CAULEY and
MELODIE B. TESSIER, CONVEYING NON-HOMESTEAD PROPERTY** hereinafter called the Grantors, to **TERESA
P. BRANNON**, whose post office address is **5045 SW PINEMOUNT HWY, LAKE CITY, FLORIDA 32024**, hereinafter
called the Grantee:

WITNESSETH: That the Grantors, for and in consideration of the sum of \$10.00 and other valuable consideration,
receipt whereof is hereby acknowledged, do hereby remise, release, convey and quitclaim unto the Grantee all the right, title,
interest, claim and demand which the Grantors have in and to that certain land situate in County of Columbia, State of
Florida, viz:

PARCEL 2:

**A PART OF THE NE ¼ OF THE NE ¼ OF SECTION 11, TOWNSHIP 4 SOUTH, RANGE 15 EAST, COLUMBIA
COUNTY, FLORIDA. BEING MORE PARTICULARLY DESCRIBED AS:**

**COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 11 AND RUN THENCE S 00°41'00" E,
ALONG THE EAST LINE OF SAID SECTION 11, 58.11 FEET TO THE SOUTH RIGHT OF WAY OF COUNTY
ROAD 252; THENCE S 88°47'19" W, ALONG SAID SOUTH RIGHT OF WAY LINE, 639.85 FEET TO THE
POINT OF BEGINNING; THENCE CONTINUE S 88°47'19" W, STILL ALONG SAID SOUTH RIGHT OF WAY
LINE, 10.00 FEET; THENCE S 00°38'31" E, 610.32 FEET; THENCE S 88°47'19" W, 670.48 FEET TO THE EAST
MAINTAINED RIGHT OF WAY LINE OF SW GODBOLD AVENUE; THENCE S 00°23'48" E, ALONG SAID
EAST RIGHT OF WAY LINE, 223.18 FEET; THENCE N 88°10'02" E, 764.59 FEET; THENCE N 00°40'29" W,
327.02 FEET; THENCE S 88°10'04" W, 82.85 FEET; THENCE N 00°38'31" W, 499.06 FEET TO THE POINT OF
BEGINNING, CONTAINING 4.185 ACRES, MORE OR LESS.**

THE SOUTH 15 FOOT BEING SUBJECT TO A 30 FOOT INGRESS AND EGRESS EASEMENT.

**THIS DEED WAS PREPARED WITHOUT THE BENEFIT OF A TITLE SEARCH AND MAKES NO
WARRANTIES AGAINST SAME.**

TOGETHER WITH all the tenements, hereditaments and appurtenances thereto belonging or in anywise
appertaining.

SUBJECT TO TAXES FOR THE YEAR 2018 AND SUBSEQUENT YEARS, RESTRICTIONS,
RESERVATIONS, COVENANTS AND EASEMENTS OF RECORD, IF ANY.

IN WITNESS WHEREOF, the said Grantors have signed and sealed these presents, the day and year first above
written.

Signed, sealed and delivered in the presence of:

Tyler Rogers
Witness Signature
Printed Name: Tyler Rogers

Lynda R. Cauley
Name: LYNDA R. CAULEY L.S.
Address: 5011 SW PINEMOUNT HWY, LAKE CITY, FL 32024

Maria M. Landin
Witness Signature
Printed Name: Maria M. Landin

Melodie B. Tessier
Name: MELODIE B. TESSIER L.S.
Address: 902 NE DUVALL STREET, LIVE OAK, FLORIDA
32064

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 14 day of February, 2018, by **LYNDA R.
CAULEY and MELODIE B. TESSIER**, who are personally known to me or who have produced
Driver's License as identification.

 Notary Public State of Florida
Maria M. Landin
My Commission FF 160171
Expires 09/16/2018

Maria M. Landin
Signature of Notary
Printed Name: Maria M. Landin
My commission expires: 9/16/18