

Prepared By and Return To:

Jonathan Rocco

Landmark Title

4540 Southside Boulevard, Suite 202

Jacksonville, Florida 32216

General Warranty Deed

Made effective the 4th day of August, 2020, by Richard M. Rocco, an unmarried man, hereinafter called the Grantor, to Jennifer Robin Wright and Brian Keith Wright, wife and husband, whose post office address is: 1833 North West Frontier Drive, Lake City, FL 32055, hereinafter called the Grantee:

(Whenever used herein the term "Grantor" and "Grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth, that the Grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable consideration, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, all that certain land situate in Columbia County, Florida, more particularly described as follows:

Lot 2, "VILLAGE ON THE GREEN", according to the plat thereof as recorded in Plat Book 5, Pages 95 and 95A, of the current public records of Columbia County, Florida.

Said property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) nor any members of the household of Grantor(s) reside thereon.

Parcel ID Number: R02310-102

Subject to taxes accruing subsequent to December 31, 2019.

Subject to covenants, restrictions and easements of record, if any; however, this reference thereto shall not operate to reimpose same.


Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.


And the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances.

In Witness Whereof, the Grantor has signed and sealed these presents the day and year written below.

Signed, sealed and delivered in our presence:




Witness 1 Signature



Richard M. Rocco

Jon Rocco

Witness 1 Printed Name



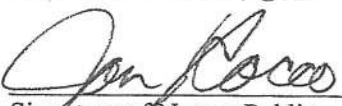
Witness 2 Signature

Erin Ferschel

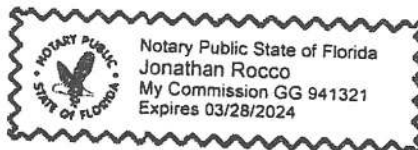
Witness 2 Printed Name

STATE OF FLORIDA
COUNTY OF CLAY Dual ^(AR)

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this
30 day of July, 2020, by Richard M. Rocco.



Signature of Notary Public
Print, Type/Stamp Name of Notary



Personally Known: _____ OR Produced Identification: DL

Type of Identification

Produced: DL