

This Instrument Prepared By:  
Michael H. Harrell  
Abstract Trust Title, LLC  
283 NW Cole Terrace  
Lake City, FL 32055

ATT# 4-10321

Inst: 202112003803 Date: 03/02/2021 Time: 4:27PM  
Page 1 of 3 B: 1431 P: 1590, James M Swisher Jr, Clerk of Court  
Columbia, County, By: BR  
Deputy Clerk Doc Stamp-Deed: 1925.00

## Warranty Deed

LLC to Corporation

THIS WARRANTY DEED made this 26 February, 2021, by Centennial Holdings (Mid-Florida) LLC, a Florida Limited Liability Company hereinafter called the grantor, to CDS Family & Behavioral Health Services, Inc. a Florida Corporation whose post office address is: 620 SW Arlington Blvd, Lake City, FL 32055 hereinafter called the grantee:

*(Wherever used herein the terms "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 corporation)*

WITNESSETH that the Grantor, for and in consideration of the sum of \$10.00 and other valuable considerations, 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:

**See Exhibit "A" Attached Hereto and by this Reference Made a Part Hereof.**

TOGETHER with all 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, except taxes accruing subsequent to the prior year.

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

Signed, sealed and delivered in our presence:

Michele Dausman  
WITNESS  
Michele Dausman  
PRINTED NAME

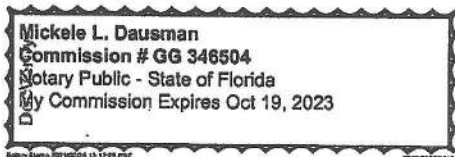
Kristen Hayman  
WITNESS  
Kristen Hayman  
PRINTED NAME

Centennial Holdings (Mid-Florida), LLC, A Florida  
Limited Liability Company

Andry Sweet  
Andry Sweet, as President

STATE OF FLORIDA  
COUNTY OF ~~COLUMBIA~~ SEMINOLE

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 26th day of February, 2021, by Andry Sweet as President of Centennial Holdings (Mid-Florida) LLC, A Florida Limited Liability Company, on behalf of the company, who is personally known to me or has produced \_\_\_\_\_ as identification.



Andry Sweet  
NOTARY PUBLIC

My Commission Expires:

ATT #10321

Exhibit "A"

Commence at the SW Corner of the NE 1/4 of the SW 1/4 of Section 31, Township 3 South, Range 17 East, Columbia County, Florida, and run thence N 88°07'51"E, along the South line of the NE 1/4 of the SW 1/4 of said Section 31, 286.94 feet to a point on the Easterly Right-of-Way Line of a County Maintained Road; thence N 29°36'25"E along said Easterly Right-of-Way Line, 22.26 feet to the POINT OF BEGINNING; thence continue N 29°36'25"E, still along said Right-of-Way Line, 242.22 feet; thence S 60°36'56"E, 84.00 feet; thence S 29°45'42"W, 242.77 feet; thence N 60°14'19"W, 83.30 feet to the POINT OF BEGINNING.

ALL BEING IN SECTION 31, TOWNSHIP 3 SOUTH, RANGE 17 EAST, COLUMBIA COUNTY, FLORIDA.

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