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MHA, DC, P. DeWitt Cason, Columbia County Page 1 of 2 B. 1209 P. 2414

ATS# 2-18244

## Warranty Deed

Individual to Individual

THIS WARRANTY DEED made the 14<sup>th</sup> day of February, 2011, Dwight Boozer, A Single Person, and Stacy Breckinridge f/k/a Stacy Boozer, A Single Person, hereinafter called the grantor, to Raymond James Trust, N.A. Corporate Trustee of the Trysta Jean Yergler Self-Settled Special Needs Trust, whose address is: 801 Congress Suite 325, Houston, TX 77002 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, viz: Parcel ID# R03265-006

See Exhibit "A" Attached Hereto And By This Reference Made A Part Thereof.

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 December 31, 2010.

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:

Traci Landry  
Witness: Traci Landry

Printed Name: Donna Cox  
Witness: Donna Cox  
Printed Name: Donna Cox

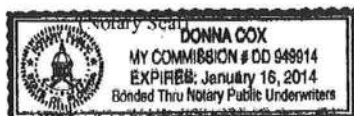
Dwight Boozer  
Dwight Boozer

Stacy Breckinridge  
Stacy Breckinridge

STATE OF FLORIDA  
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 14<sup>th</sup> day of February, 2011 by DWIGHT BOOZER, A SINGLE PERSON, AND STACY BRECKINRIDGE F/K/A STACY BOOZER, A SINGLE PERSON, personally known to me or, if not personally known to me, who produced drivers license for identification and who did not take an oath.

Donna Cox  
Notary Public



ATS# 18244

Exhibit "A"

Commence at the Northwest corner of the NE  $\frac{1}{4}$  of Section 33, Township 4 South, Range 16 East, Columbia County, Florida and run thence N 89 deg 12'39" E along the North line of said Section 33, 1072.76 feet; thence S 6 deg 55'52" W, 615.10 feet to the Point of Beginning; thence continue S 6 deg 55'52" W, 675.63 feet to the South line of the N  $\frac{1}{4}$  of the E  $\frac{1}{2}$ ; thence N 89 deg 18'16" E along said South line, 782.03 feet; thence N 6 deg 58'28" E, 676.35 feet; thence S 89 deg 15'28" W, 782.63 feet to the point of beginning.

TOGETHER with an Easement for ingress and egress described as follows: The South 60 feet of the N  $\frac{1}{4}$  of the E  $\frac{1}{2}$  of Section 33, Township 4 South, Range 16 East, extending from the West right of way line of Mauldin Road to the West line of the E  $\frac{1}{2}$  of Section 33. Also, a strip of land 60 feet wide being 30 feet each side of a centerline described as follows: Commence at the Northwest corner of the NE  $\frac{1}{4}$  Section 33, Township 4 South, Range 16 East, Columbia County, Florida, and run thence S 6 deg 55'52" W along the West line of the E  $\frac{1}{2}$  of said Section 33, 1288.96 feet; thence N 89 deg 18'16" E, along the South line of the N  $\frac{1}{4}$  of E  $\frac{1}{2}$ , 1854.55 feet; thence N 6 deg 58'28" E, 60.54 feet to the point of beginning of said centerline; thence continue N 6 deg 58'28" E, 646.08 feet to the Point of Termination of said centerline.