

Prepared by:
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Abstract Trust Title, LLC
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Lake City, FL 32055

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DC,P,DeWitt Cason,Columbia County Page 1 of 2 B.1264 P:567

Warranty Deed

Individual to Individual

THIS WARRANTY DEED made the 31st day of October, 2013, by Jeanne Marie Anderson, hereinafter called the grantor, to Frank Roberts, III and his wife, Susan K. Roberts whose post office address is: 227 SW Pilots Way, Lake City, FL 32024 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# R02911-117

See Exhibit A attached hereto and made a part hereof.

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

The above described property is not the homestead of the Grantor, nor has it ever been the homestead of same who in fact resides at: 406 SW Story Place, Lake City, FL 32024.

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, 2013.

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:

Witness:
Teresa B. Grady
Printed Name:

Jeanne Marie Anderson
Jeanne Marie Anderson

Witness:
M. Lynn G. Harrell
Printed Name:

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 31st day of October, 2013 by JEANNE MARIE ANDERSON personally known to me or, if not personally known to me, who produced DL for identification and who did not take an oath.

