

Prepared by and return to:

Kyle Polansky  
Alachua Title Services, LLC  
16407 Northwest 174th Drive  
Suite C  
Alachua, FL 32615  
(386) 418-8183  
File No 24-037

Parcel Identification No R03944-104

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## WARRANTY DEED

(STATUTORY FORM – SECTION 689.02, F.S.)

**This indenture made the 23rd day of February, 2024 between Kevin R. Willis and Shelley A. Willis, a married couple, whose post office address is 419 46th Street West, Palmetto, FL 34221, of the County of Manatee, State of Florida, Grantors, to Glenn R. Bell and Nelia T. Bell, a married couple, as tenants by the entirety, whose post office address is 7312 13th Avenue Drive West, Bradenton, FL 34209, of the County of Manatee, State of Florida, Grantees:**

**Witnesseth**, that said Grantors, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantors in hand paid by said Grantees, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantees, and Grantees' heirs and assigns forever, the following described land, situate, lying and being in Columbia, Florida, to-wit:

Lot 4, Ichetucknee Highlands, according to the map or plat thereof, as recorded in Plat Book 6, Page(s) 96, of the Public Records of Columbia County, Florida.

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

**Subject to** taxes for 2024 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

**TO HAVE AND TO HOLD** the same in fee simple forever.

**And** Grantors hereby covenant with the Grantees that the Grantors are lawfully seized of said land in fee simple, that Grantors have good right and lawful authority to sell and convey said land and that the Grantors hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

**In Witness Whereof**, Grantors have hereunto set Grantors' hand and seal the day and year first above written.

*Signed, sealed and delivered in our presence:*

  
Kevin R. Willis

  
Shelley A. Willis

  
WITNESS

PRINT NAME: Christina Soistman

  
WITNESS

PRINT NAME: Kyle Polansky

**16407 NW 174th Dr. Suite C**  
**Alachua, FL 32615**

WITNESS 1 ADDRESS  
**16407 NW 174th Dr. Suite C**  
**Alachua, FL 32615**

WITNESS 2 ADDRESS

STATE OF FLORIDA  
COUNTY OF ALACHUA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ( ) online notarization this 23 day of February, 2024, by Kevin R Willis and Shelley A Willis.



Signature of Notary Public  
Print, Type Stamp Name of Notary



Personally Known: \_\_\_\_\_ OR Produced Identification: dx

Type of Identification

Produced: Drivers License