

Prepared by and return to:
Adam S. Towers, Esquire
Bogin, Munns & Munns, P.A.
2700 NW 43rd Street, Suite C
Gainesville, FL 32606
File #G181469-Connell

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Warranty Deed

This Warranty Deed made this 3rd day of June, 2022 between **Sandra Connell**, formerly known as **Sandra Lee Koon**, joined by her husband, **Stacey Connell**, whose post office address is **813 SE Bible Camp Street, High Springs, FL 32643**, grantor, and **Stacey Connell and Sandra Lee Connell, husband and wife**, whose post office address is **813 SE Bible Camp Street, High Springs, FL 32643**, grantee:

(Whenever 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 corporations, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in **Columbia County, Florida** to-wit:

The East 1/2 of the East 1/2 of the Northwest 1/4 AND the West 1/2 of the West 1/2 of the Northeast 1/4 of Section 34, Township 6 South, Range 17 East, Columbia County, Florida.

LESS and EXCEPT road right of way of SE Bible Camp St.

Parcel Identification Number: R09850-001

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, except taxes accruing subsequent to December 31, 2021.

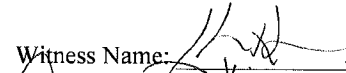
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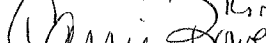
In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

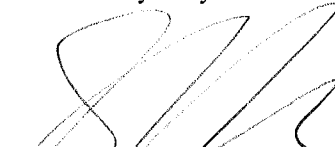
Signed, sealed and delivered in our presence:



Witness Name: Kimberly McNair


Witness Name: CARRIE ROWE


Witness Name: Kimberly McNair


Witness Name: CARRIE ROWE

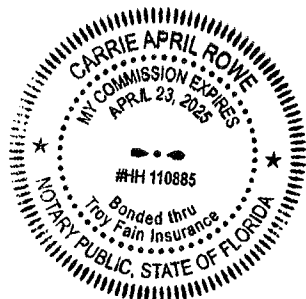

Sandra Connell (Seal)

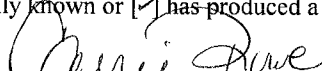

Stacey Connell (Seal)

State of Florida
County of Alachua

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 3rd day of June, 2022 by Sandra Connell, who ☐ is personally known or ☒ has produced a driver's license as identification.

[Notary Seal]




Notary Public

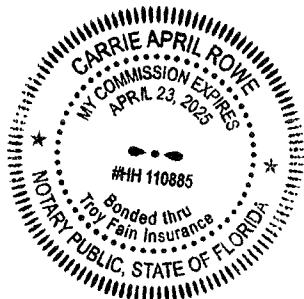
Printed Name: CARRIE ROWE

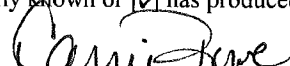
My Commission Expires: 4/23/2025

State of Florida
County of ALACHUA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 3rd day of June, 2022 by Stacey Connell, who ☐ is personally known or ☒ has produced a driver's license as identification.

[Notary Seal]




Notary Public

Printed Name: CARRIE ROWE

My Commission Expires: 4/23/2025