

Prepared by and return to:  
Sheree Akins  
Frontier Title Group  
205 Worth Avenue, Suite 201  
Palm Beach FL 33480  
as a necessary incident to the fulfillment  
of conditions contained in a title insurance  
commitment issued by it.

Folio Number(s): 15-5S-16-03623-020  
File No.: 2013-93

-----SPACE ABOVE THIS LINE FOR RECORDING DATA-----

**THIS WARRANTY DEED** made this 6 day of December, 2013 by Nathan D Shaheen and Rachel A Shaheen, Husband and Wife hereinafter called the Grantor, to Brian E Carpenter and Diane S Carpenter, Husband and Wife, whose post office address is 128 SW Ann Place, 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 corporations).

**WITNESSETH:** That the grantor, for and in consideration of the sum of TEN AND 00/100'S (\$10.00) Dollars, and other variable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situated in Columbia County, Florida, viz:

Lot 20, Hi-Dri Acres Unit 1, as per plat thereof, recorded in Plat Book 4, Page 6, of the Public Records of Columbia County, Florida.

**SUBJECT TO** restrictions, reservations, easements and limitations of record, if any, provided that this shall not serve to reimpose same, zoning ordinances, and taxes for the current year and subsequent years.

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

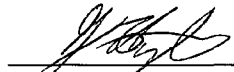
**TO HAVE AND TO HOLD**, the same in fee simple forever.


**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; and hereby 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 as mentioned above.

**[SIGNATURES AND NOTARY ACKNOWLEDGEMENT ON NEXT PAGE]**

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

Signed, sealed and delivered in the presence of:

  
Witness Signature  
Witness Print Name: Gabe Fitzhugh


  
Witness Signature  
Witness Print Name: Robert Stewart

  
Nathan D Shaheen

  
Rachel A Shaheen

STATE OF: FLORIDA  
COUNTY OF: COLUMBIA

The foregoing instrument was acknowledged before me this 6 day of December, 2013, by Nathan D. Shaheen and Rachel A. Shaheen who is/are personally known to me or has/have produced Florida D/L as identification and who did not take an oath.

  
Notary Public  
Robert Stewart  
Printed Notary Name

