

This Instrument Prepared By:  
Michael Pridgen  
422 NW Charter Oaks Glen  
Lake City, FL 32055

Inst: 202412025447 Date: 11/27/2024 Time: 9:47AM  
Page 1 of 2 B: 1528 P: 934, James M Swisher Jr, Clerk of Court  
Columbia, County, By: VC/JP  
Deputy Clerk Doc Stamp-Deed: 0.70

## QUIT CLAIM DEED

THIS QUIT-CLAIM DEED, executed this 27<sup>th</sup> day of November 2024, by and between MICHAEL D. PRIDGEN & MARIANNE E. PRIDGEN as Husband and Wife, party of the first part, whose mailing address is: 422 NW Charter Oaks Glen, Lake City FL., 32055 to PATRICK C. PRIDGEN & ASHTON E. PRIDGEN as Husband and Wife, party of the second part, whose mailing address is: 422 NW Charter Oaks Glen, Lake City FL., 32055

(Wherever used herein the terms "first party" and "second party" shall include singular and plural heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations wherever the context so admits or require.)

WITNESSETH, that the said first party for and in consideration of the sum of \$10.00 and other valuable consideration in hand by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quit-claim unto the said second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land situate, lying and being in the County Columbia, State of Florida, to wit:

SEE ATTACHED SCHEDULE "A"

To have and to hold the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity, and claim whatsoever of the said first party, either in law or equity, to the only proper use, benefit and behoove of the second party forever.

IN WITNESS WHEREOF, the grantor has caused these presents to be executed in its name and duly authorized, the day and year first above written.

Signed, sealed and delivered in the presence of:

WITNESS

582 W. Oval St.  
Lake City FL 32055

MICHAEL D. PRIDGEN

WITNESS

582 W Oval St Lake City  
FL 32055

MARIANNE E. PRIDGEN

STATE OF Florida  
COUNTY OF Columbia

I HEREBY CERTIFY that on this 27<sup>th</sup> day of November, 2024 before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take acknowledgements, personally appeared Michael D. Pridgen and Marianne E. Pridgen as Husband and Wife, named as grantor in the foregoing quit claim deed, is personally known to be the person or has provided FL ID was license as identification has/have executed the foregoing instrument they acknowledged before me that they executed the same.

WITNESS my hand and official seal this 27<sup>th</sup> day of November, 2024

(SEAL)



LEIGH ANN CANNON  
Commission # HH 084427  
Expires January 25, 2025  
Bonded Thru Budget Notary Services

NOTARY PUBLIC

My Commission Expires: 1/25/25

"Exhibit A"

A parcel of land lying in NE 1/4 of the NW 1/4 of Section 33, Township 2 South, Range 16 East, Columbia County, Florida, explicitly described as follows:

Commence at the SW corner of the NE 1/4 of the NW 1/4 of said Section 33; thence on the south boundary thereof S89°38'16"E, a distance of 329.23 feet to the POINT OF BEGINNING; thence N00°43'05"E, a distance of 440.38 feet; thence S89°41'08"E, a distance of 495.97 feet; thence S00°42'39"W, a distance of 440.79 feet to the south boundary of the NE 1/4 of the NW 1/4 of said Section 33; thence on said south boundary N89°38'16"W, a distance of 496.01 feet to the POINT OF BEGINNING.

Containing 5.02 acres, more or less.

SUBJECT TO: An easement over and across the West 20 feet thereof.