

Prepared by:
Michael Harrell
Abstract Trust Title, LLC
PO Box 7175
Lake City, FL 32055

ATS# 4-6065

Warranty Deed

Individual to Individual

THIS WARRANTY DEED made the 27 day of February, 2014, by Norma Smith, A Single Person, hereinafter called the grantor, to Jean-Marc D Perrine and his wife, Lesley D. Perrine whose post office address is: 428 SW Slash Lane, 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# R03048-017

Lot 2, Forest Country Phase 1 Addition, a subdivision according to the plat thereof recorded at Plat Book 5, Page 3, in the Public Records of Columbia County, Florida.

TOGETHER with all 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, 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

Antonio Garcia
Witness:
Antonio Garcia
Printed Name.

Yolanda Lirio
Witness
Yolanda Lirio
Printed Name:

Norma Smith
Norma Smith

STATE OF FLORIDA
COUNTY OF Miami-Dade

The foregoing instrument was acknowledged before me this 27 day of February, 2014 by Norma Smith, A Single Person, personally known to me or, if not personally known to me, who produced DRIVER'S LICENSE for identification and who did not take an oath.

Fernando Hidalgo
Notary Public

(Notary Seal)

JUNE 30, 2014

