

Prepared by:
Debbie G. Moore
American Title Services of Lake City, Inc.
321 SW Main Boulevard, Suite 105
Lake City, Florida 32025

File Number: 18-042

Inst: 201812003915 Date: 02/26/2018 Time: 4:48PM
Page 1 of 1 B: 1354 P: 813, P.DeWitt Cason, Clerk of Court
Columbia, County, By: BD
Deputy ClerkDoc Stamp Deed: 462.00

General Warranty Deed

Made this February 26, 2018 A.D.

By **JULIE M. CHESTNUT**, an unmarried woman, whose post office address is: 569 SW Sparrow Terrace, Lake City, Florida 32024, hereinafter called the grantor,

to **TIMOTHY J. THOMAS**, whose post office address is: 569 SW Sparrow Terrace, Lake City, Florida 32024, hereinafter called the grantee:

(Whenever used herein the term "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 Dollars, (\$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:

TOWNSHIP 4 SOUTH, RANGE 16 EAST

SECTION 14: Commence at the SW corner of Section 14, Township 4 South, Range 16 East, Columbia County, Florida and run North 02° 10' 17" West, along the West line of said Section 14, a distance of 329.97 feet, thence run North 87° 58' 31" East, 662.35 feet, thence run South 01° 22' 40" East, 329.94 feet to a point on the South line of said Section 14, thence run South 87° 58' 31" West along said South line 657.78 feet to the Point of Beginning. **IN COLUMBIA COUNTY, FLORIDA.**

TOGETHER WITH: 2007 HOMES OF MERIT Doublewide Mobile Home, Identification Numbers FLHML2F181830665A & FLHML2F181830665B

Parcel ID Number: 02985-004

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.

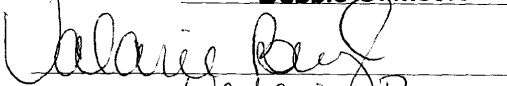
And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2017.

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:

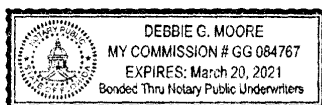

Witness Printed Name **Debbie G. Moore**

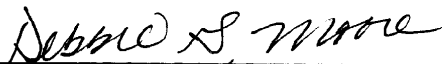
 (Seal)
JULIE M. CHESTNUT
Address: 569 SW Sparrow Terrace, Lake City, Florida 32024


Witness Printed Name **Calarie Benz**

State of Florida
County of Columbia

The foregoing instrument was acknowledged before me this 26th day of February, 2018, by JULIE M. CHESTNUT, who is/are personally known to me or who has produced FL DRIVER'S LICENSE as identification.




Notary Public
Print Name: **Debbie G. Moore**
My Commission Expires: _____