

BSG:lss  
8897.01-23-005  
1/27/2023

This instrument prepared by  
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Attorney at Law  
1241 South Marion Avenue  
Lake City, Florida 32025

**This document was prepared with a property description furnished to the preparer, and without the benefit of a survey. The parties, their heirs, successors, or assigns hereby agree to indemnify and hold harmless the preparer for any damages, including reasonable attorney fees, resulting from an inaccurate or improper legal description.**

### WARRANTY DEED

THIS WARRANTY DEED made this 30<sup>th</sup> day of January, 2023, by MARY HOURY, an unmarried woman, individually and as the surviving spouse of ZIAD HOURY, deceased, whose mailing address is 5355 Manor View Drive, NW, Acworth, Georgia 30101, hereinafter called the Grantor, to CLARENCE E. BROWN, III, as Successor Trustee of the Amendment and Restatement of The Tom W. Brown Revocable Living Trust dated March 20, 2003, whose mailing address is 4641 W. US Highway 90, Lake City, Florida 32055, hereinafter called the Grantee:

### WITNESSETH:

That the Grantor, for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS 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:

Lot 8, Block A, MARION PLACE, PHASE 1, a subdivision according to the Plat thereof as recorded in Plat Book 7, Pages 48 and 49, public records of Columbia County, Florida.

Parcel Number: 05-4S-17-07610-308

This deed is given to and accepted by Grantee subject to all restrictions, reservations, easements, limitations, and mineral rights of record, if any, and all zoning and land use rules, regulations, and ordinances, but this shall not serve to reimpose the same.

Grantor is the surviving spouse of Ziad Houry, who died on June 24, 2022, as evidenced by Certification of Death recorded in Official Records Book \_\_\_\_\_, Page \_\_\_\_\_, public records of Columbia County, Florida.

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, 2022.

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents  
the day and year first above written.

Signed, sealed and delivered  
in the presence of:

Bonnie S. Green  
Witness  
BONNIE S. GREEN  
(Print/type name)

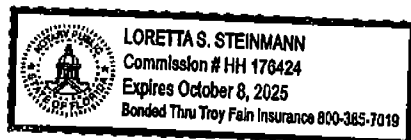
Loretta S. Steinmann  
Witness  
Loretta S. Steinmann  
(Print/type name)

Mary Houry (SEAL)  
MARY HOURY  
Individually and as the surviving spouse  
of Ziad Houry, deceased

STATE OF FLORIDA

COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me by means of ☒ physical  
presence or ☐ online notarization this 30<sup>th</sup> day of January, 2023, by MARY  
HOURY, individually and as the surviving spouse of Ziad Houry, deceased, who is  
personally known to me or produced \_\_\_\_\_ as identification.



(NOTARIAL  
SEAL)

Loretta S. Steinmann  
Notary Public, State of Florida  
Loretta S. Steinmann

My Commission Expires: