

\$18.50  
329.00  

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347.50

\$47,000.00

Prepared by and return to:

Rob Stewart

Lake City Title

426 SW Commerce Drive, Ste 145

Lake City, FL 32025

(386) 758-1880

File No 2019-3014

Parcel Identification No 01-5S-16-03406-109

Inst: 201912020389 Date: 08/30/2019 Time: 3:48PM

Page 1 of 2 B: 1393 P: 1521, P. DeWitt Cason, Clerk of Court  
Columbia County, By: BD

Deputy Clerk Doc Stamp-Deed: 329.00

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## WARRANTY DEED

(STATUTORY FORM – SECTION 689.02, F.S.)

This indenture made the 29th day of August, 2019 between Lynne Grecian, a Single Woman, Trustee of Sky is the Limit Land Trust UTD December 5, 2018, whose post office address is P.O. Box 2947, Lake City, FL 32056, of the County of Columbia, State of Florida, Grantor, to Zaccheus Paulk and Jakuana Paulk, Husband and Wife, whose post office address is 138 SW Phlox Glen, Lake City, FL 32024, of the County of Columbia, State of Florida, Grantees:

**Witnesseth**, that said Grantor, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantor in hand paid by said Grantees, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantees, and Grantees' heirs and assigns forever, the following described land, situate, lying and being in Columbia, Florida, to-wit:

The West 1/2 of Lot 9, of ROSE CREEK PLANTATION SUBDIVISION, PHASE 1, according to the Plat thereof, as recorded in Plat Book 7, Page 19, of the Public Records of Columbia County, Florida.

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

**Subject to** taxes for 2019 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

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

**And** Grantor hereby covenant with the Grantees that the Grantor is lawfully seized of said land in fee simple, that Grantor have good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

In Witness Whereof, Grantor have hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered  
in our presence:

*Regina Simpkins*  
WITNESS *Regina Simpkins*  
*Calanie Benz*  
WITNESS *Calanie Benz*

Sky is the Limit Land Trust UTD December 5, 2018

By: *Lynne Grecian*  
Lynne Grecian, Trustee

STATE OF FLORIDA  
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 29<sup>th</sup> day of August, 2019, by Lynne Grecian, Trustee of Sky is the Limit Land Trust UTD December 5, 2018, who is personally known to me or has produced Driver's License as identification.

*Regina Simpkins*  
Signature of Notary Public  
Regina Simpkins

