

46

Sales Price  
\$49,500.00  
Doc Stamps  
\$346.50

42114

PREPARED BY & RETURN TO:

Name: Marla M. Landin, an employee of  
Integrity Title Services, LLC  
Address: 757 WEST DUVAL STREET  
Lake City, FL 32055  
File No. 21-03031

Parcel No.: R02239-137

Inst: 202112006108 Date: 04/05/2021 Time: 8:34AM  
Page 1 of 2 B: 1434 P: 89, James M Swisher Jr, Clerk of Court  
Columbia, County, By: VC  
Deputy Clerk Doc Stamp-Deed: 346.50

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

This **WARRANTY DEED**, made the 29<sup>th</sup> day of March, 2021, by **SUMMERALL HOLDINGS, LLC, A FLORIDA LIMITED LIABILITY COMPANY**, hereinafter called the Grantor, to **ADVANTA IRA SERVICES, LLC FBO LARRY CAMPA IRA#8007403**, having its principal place of business at **13191 STARKEY ROAD, SUITE 2, LARGO, FLORIDA 33773**, hereinafter called the Grantee:

WITNESSETH: That the Grantor, for and in consideration of the sum of \$10.00 and other valuable consideration, receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantee all that certain land situate in County of Columbia, State of Florida, viz:

**Lot 37 of Sealey South – Sealey West, unrecorded:**

A parcel of land lying West of and contiguous to Starling Street, more particularly described as follows: Begin at the Northwest corner of the SE 1/4 of Section 21, Township 3 South, Range 16 East, Columbia County, Florida, and run thence N 89° 19'49" E along the North line of said SE 1/4 a distance of 170.00 feet to the West right of way line of Starling Street; then run S 0° 21'40" E along the West right of way line of Starling Street a distance of 220.26 feet; thence run S 89° 19'49" W 170 feet to the West line of said SE 1/4 of said Section 21; thence run N 0° 21'40" W along the West line of said SE 1/4 of said Section 21, a distance of 220.26 feet to the Northwest corner of said SE 1/4 and the Point of Beginning.

Together with a 1997 General Doublewide Mobile Home VIN# GMHGA4519614303 and GMHGA4519614303

TOGETHER WITH all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

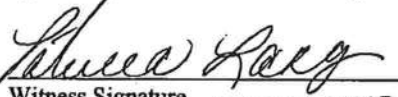
SUBJECT TO TAXES FOR THE YEAR 2021 AND SUBSEQUENT YEARS, RESTRICTIONS, RESERVATIONS, COVENANTS AND EASEMENTS OF RECORD, IF ANY.

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

And the Grantor hereby covenants with the 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 and that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever. Grantor further warrants that said land is free of all encumbrances, except as noted herein and except taxes accruing subsequent to December 31, 2021.

IN WITNESS WHEREOF, the said Grantor has caused these presents to be executed in its name and its corporate seal to be hereunto affixed by its proper officers thereunto duly authorized, the day and year first above written.

Signed, sealed and delivered in the presence of:



Witness Signature  
Printed Name: **PATRICIA LANG**



Witness Signature  
Printed Name: **Marla M. Landin**

**SUMMERALL HOLDINGS, LLC A FLORIDA LIMITED LIABILITY COMPANY,**

By:  L.S.

Name: **MILAS ROBERT W. SUMMERALL**

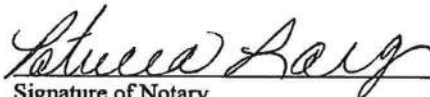
Title: **MANAGING MEMBER**

Address: **394 SW LAKEVIEW AVENUE, LAKE CITY, FL 32025**

STATE OF Florida  
COUNTY OF Clay

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this \_\_\_\_ day of **March, 2021**, by **MILAS ROBERT W. SUMMERALL** (name), **MANAGING MEMBER** (title) of **SUMMERALL HOLDINGS, LLC A FLORIDA LIMITED LIABILITY COMPANY**, on behalf of the corporation. He (she) is personally known to me or has produced \_\_\_\_\_ as identification.





Signature of Notary

Printed Name: **PATRICIA LANG**

My commission expires: **2-5-23**