

Prepared & Return to:

Richard Tressler

PO Box 547863

Orlando FL 32804

Inst: 202212010481 Date: 05/26/2022 Time: 3:15PM

Page 1 of 2 B: 1467 P: 1891, James M Swisher Jr, Clerk of Court
Columbia, County, By: VC *us*

Deputy ClerkDoc Stamp-Deed: 0.70

Quitclaim Deed To Trustee

THIS QUITCLAIM DEED, Made this 13th day of May A.D. 2022
by Sharon S. Conner whose post office address is: 325 SE Church Ave., Lake City, FL. 32055 hereafter called the
first party, to Seahorse Beach Inc. as trustee under Duval 334 Land Trust dated 5/4/22, with full power and authority, to
protect, conserve, sell, lease, encumber or otherwise manage and dispose of said property pursuant to Florida Statutes section
689.071 and 689.073, whose post office address is: PO Box 547863 Orlando, FL. 32854
hereafter called the second party: (Whenever used herein the term "first party"
and "second party" 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 said first party, for good consideration and for the sum of ten Dollars (\$10.00), paid by the said
second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said second party
forever, all the right, title, interest and claim which the said first party has in and to the following described parcel of land
thereto in the County Columbia, State of FL. to wit:

Schedule "A" (Commonly known as 334 E. Duval St. Lake City, FL. 32055 Tax ID 00-00-00-13226-000) The
land described herein is not the homestead of the grantor(s), and neither the grantor(s) is responsible, resides on or
adjacent to said land.

**To Have and To Hold, the above described premises, with the appurtenances, unto Buyer, Buyer's
heirs and assigns forever.**

****THE INTEREST** of the beneficiaries under said trust is personal property. Persons dealing with the Trustee are
not obligated to look to the application of purchase monies. The interest of the beneficiaries is solely in the rights,
proceeds and avails of the trust property, not in the title, legal or equitable, of said real estate. The liability of the
Trustee under this deed and the trust agreement, is limited to the assets of the trust and the Trustee hereunder has no
personal liability whatsoever.

In Witness Whereof, the said first party has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

By:

Sharon S. Conner
First Party -

First Party -

Jenna A. Nettles
WITNESS:
Jenna A. Nettles
(Printed Signature)

Jessica L Nettles
WITNESS:
Jessica L Nettles
(Printed Signature)

State of Florida
County of Columbia

The foregoing instrument was acknowledged before me this 13th day of May, 2022, by

Sharon S. Conner

who is personally known to me (or provided to me on the basis of satisfactory evidence) to be the person whose name is
subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity and that by
her signature on the instrument the person, or the entity upon WITNESS my hand and official seal.



JENNA A. NETTLES
Notary Public
State of Florida
Comm# HH228720
Expires 2/14/2026

Jenna A. Nettles
Print Name: Jenna A. Nettles
Notary Public
My Commission Expires: 2-14-26

LEGAL DESCRIPTION

EAST 1/2 OF EAST 1/2 OF BLOCK 252 AND 38.5 FEET OFF WEST SIDE OF BLOCK 253, EASTERN DIVISION,
CITY OF LAKE CITY, FLORIDA.

----- --LESS AND EXCEPT: BEGIN ON THE NORTH LINE OF BLOCK NO. 252 IN THE EASTERN DIVISION OF THE
CITY OF LAKE CITY, FLORIDA, AT A POINT 174.34 FEET EASTERLY FROM THE NORTHWEST CORNER OF
SAID BLOCK NO. 252; SAID POINT BEING ON THE SOUTHERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 10
(U.S. 90); THENCE SOUTH 89 DEGREES 58' 35" EAST ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, A
DISTANCE OF 90.90 FEET; THENCE SOUTH 01 DEGREES 51' 48" EAST, A DISTANCE OF 44.07 FEET TO A
POINT ON THE ARC OF A CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 2,339.33 FEET; THENCE
FROM A TANGENT BEARING OF SOUTH 83 DEGREES 29' 39" WEST, RUN SOUTHWESTERLY ALONG THE
ARC OF SAID CURVE THROUGH AN ANGLE OF 02 DEGREES 13' 46", A DISTANCE OF 91.02 FEET; THENCE
NORTH 01 DEGREES 52' 06" WEST, A DISTANCE OF 52.67 FEET TO THE POINT OF BEGINNING, COLUMBIA
COUNTY, FLORIDA.