

Rec  
7050  
Doc 539

RETURN TO  
U. S. Title  
642 N.E. Santa Fe Blvd.  
High Springs, FL 32643  
USA-2034

Inst:2002015190 Date:08/01/2002 Time:08:44:34  
Doc Stamp-Deed : 539.00  
mk DC, P. DeWitt Cason, Columbia County B:959 P:422

Parcel I.D. No.: 33-6S-17-09834-109 [Space Above This Line for Recording Data]

**WARRANTY DEED**

**This Indenture** made this 26th day of July, 2002 BETWEEN JOSHUA S. LYNN and DONNA K. LYNN, HUSBAND AND WIFE, GRANTOR\*, whose post office address is RT2 BOX 9; HIGH SPRINGS, FL 32643 and WILLIAM McCONNELL and KIM McCONNELL, HUSBAND AND WIFE, GRANTEE\*, whose post office address is .

WITNESSETH. That said Grantor, for and in consideration of the sum of TEN AND 00/100'S (\$10.00) Dollars and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the grantee and grantee's heirs forever the following described land located in the County of COLUMBIA, State of Florida, to-wit:

**SEE ATTACHED EXHIBIT "A"**

**SUBJECT TO** covenants, restrictions and easements of record, if any; however, this reference thereto shall not operate to reimpose same.

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, 2001.

\*Singular and plural are interchangeable as context requires.

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal this day and year first above written.

WITNESSES

Jannette S. Boyd  
Typed Name: Jannette S. Boyd

JOSHUA S. LYNN  
JOSHUA S. LYNN

Leslie Ketchel  
Typed Name: Leslie Ketchel

DONNA K. LYNN  
DONNA K. LYNN

COUNTY OF COLUMBIA Quashua  
STATE OF FLORIDA

THE FOREGOING INSTRUMENT was acknowledged before me on July 26th, 2002 by JOSHUA S. LYNN and DONNA K. LYNN, HUSBAND AND WIFE who is/are personally known to me or have produced their Driver's Licenses as identification.

[Seal] Jannette S. Boyd  
MY COMMISSION # CC052582 EXPIRES  
August 7, 2003  
BOARDED THRU TROY FARM INSURANCE, INC.

Jannette S. Boyd  
NOTARY PUBLIC, STATE OF FLORIDA AT LARGE  
Name: \_\_\_\_\_  
COMMISSION EXPIRATION: \_\_\_\_\_

THIS INSTRUMENT WAS PREPARED BY: JANNETTE S. BOYD, an employee of U.S. TITLE, 642 N.E. SANTA FE BLVD., HIGH SPRINGS, FLORIDA 32643, as a necessary incident to fulfill the requirements of a Title Insurance Binder issued by it. USH-2034.

## **EXHIBIT "A"**

**That certain piece, parcel or tract of land situate, lying and being in Columbia County, Florida, described as Lot 9 RUMPH FARMS, and being more particularly described as follows:**

**A part of the Northeast  $\frac{1}{4}$  of Section 33, Township 6 South, Range 17 East, more particularly described as follows: Commence at the concrete monument marking the intersection of the North line of said Section 33 and the West right-of-way line of U.S. #41 for a Point of Beginning. Thence run South  $00^{\circ} 05' 15''$  East, along said right-of-way 456.82 feet; thence South  $88^{\circ} 41' 06''$  West, 1117.42 feet; thence North  $01^{\circ} 28' 54''$  West, 456.71 feet to the Northwest corner of the Northeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of said Section 33; thence South  $88^{\circ} 41' 06''$  East along the North line of said Northeast  $\frac{1}{4}$  1128.53 feet to the Point of Beginning.**