

Prepared by:

Elaine R. Davis / Megan M. Harrell
American Title Services of Lake City, Inc.
321 SW Main Boulevard, Suite 105
Lake City, Florida 32025

File Number: 08-359

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C.C.P. DeWitt Cason Columbia County Page 1 of 1 B 1164 P 2150

Warranty Deed

Made this December 30, 2008 A.D.

Leila

By **Hansel L. Holton and Leila W. Holton, husband and wife**, whose address is: 235 SW Marks Drive, Lake City, Florida 32024, hereinafter called the grantor,

to **Bruyan L. Johnson**, whose post office address is: 296 SE Marsh ^{Terrace} Road, Lake City, Florida 32055, hereinafter called the grantee:

(Whenever used herein the term "grantor" and "grantee" 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 the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) 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:

Lots 1, 2, 3, and 4, Block 3, Oak Park Subdivision, a subdivision according to the Plat thereof recorded in Plat Book 2, Page 17, Public Records of Columbia County, Florida.

Parcel ID Number: 13405-000

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, 2007.

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

Signed, sealed and delivered in our presence:

Leila W. Simpson
Witness Printed Name Leila W. Simpson

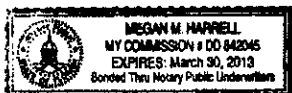
Megan M. Harrell
Witness Printed Name Megan M. Harrell

State of Florida
County of Columbia

Hansel L. Holton (Seal)
Hansel L. Holton
Address: 235 SW Marks Drive, Lake City, Florida 32024

Leila W. Holton (Seal)
Leila W. Holton
Address:

The foregoing instrument was acknowledged before me this 30th day of December, 2008, by Hansel L. Holton and Leila W. Holton, husband and wife, who is/are personally known to me or who has produced Davis L. Lann as identification.



Megan M. Harrell
Notary Public
Print Name: _____
My Commission Expires: _____