

THIS INSTRUMENT PREPARED BY AND
TO BE RETURNED TO:
RICHARD M. POWERS
RICHARD M. POWERS, P.A.
2104 DELTA WAY - SUITE 6
TALLAHASSEE, FLORIDA 32303
TELEPHONE: (850) 224-5596

Property Appraisers Parcel Identification (Folio) No.:
00-00-073-335-10187-059

WARRANTY DEED

THIS WARRANTY DEED made and executed this 31 day of August, 2016, by **ELIZABETH M. KEETON formerly known as ELIZABETH M. DRENKHAHN and CRAIG M. KEETON, wife and husband**, hereinafter called the grantor, whose post office address is 4030 Tralee Rd., Tallahassee, Florida, 32309, to **RONALD TRETEAULT and KAYTLYN TETREAULT, husband and wife**, hereinafter called the grantee, whose post office address is 46 Hawthorne Pass, Crawfordville, Florida 32327 (Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument, singular and plural, the heirs, legal representatives, and assigns of the individuals, and the assigns of corporations, wherever the context so admits or requires).

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

Lot 59, THE HAMMOCKS PHASE I, according to the map or plat thereof
as recorded in Plat Book 4, Page 44, Public Records of Wakulla County,
Florida.

SUBJECT TO covenants, reservations, restrictions and easements of record, if any.

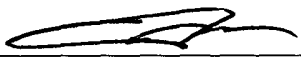
TOGETHER, with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

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

AND the grantor hereby covenants with said grantee that it is lawfully seized of said land in fee simple; that it has good right and lawful authority to sell and convey said land; that it 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, 2015.

IN WITNESS WHEREOF the said grantor has caused these presents to be executed the day and year first above written.

Signed, Sealed and Delivered in the Presence of:


Signature of Witness

Richard M. Powers
Printed Name of Witness


Signature of Witness

Marilyn Powers
Printed Name of Witness

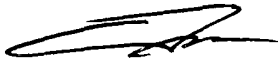

ELIZABETH M. KEETON


CRAIG M. KEETON

STATE OF FLORIDA
COUNTY OF LEON

The foregoing instrument was acknowledged before me this 31st day of August, 2016, by **ELIZABETH M. KEETON** and **CRAIG M. KEETON**, wife and husband, who: ☐ are personally known to me or ☒ produced FL DL's as identification.




Notary Public, State of Florida
Notary Public's Stamp:

Official Copy