

Prepared by and return to:
Laura K. Conrad, Esq.
Timothy D. Padgett, P.A.
6267 Old Water Oak Road, Suite 203
Tallahassee, FL 32312
850-422-2520
File Number: 16-004984

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Warranty Deed

This Warranty Deed made this 28th day of September, 2016 between Trudy E. Lott, an unmarried woman whose post office address is 1199 CR 18, Fyffe, Alabama, 35971, grantor, and Paggetti Properties, L.L.C., a Florida limited liability company whose post office address is 830 Wakulla Springs Rd., Crawfordville, FL 32327, grantee:

(Whenever used herein the terms "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, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) 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 said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Wakulla County, Florida to-wit:

Lots 4, 5, 19 and 20, Block P, HUDSON HEIGHTS UNIT 4, ADDITION TO CRAWFORDVILLE, according to the map or plat thereof as recorded in Plat Book 1, Page 38, of the Public Records of Wakulla County, Florida. AND a strip of land 230 feet, more or less, by 50 feet and being that portion of Raker Lane which adjoins and runs along the East boundary of Lots 19 and 20 of Block P of Hudson Heights, Unit 4, Addition to Crawfordville, as per plat thereof recorded in Plat Book 1, Page 38, of the Public Records of Wakulla County, Florida.

Parcel Identification Numbers: 00-00-077-020-10628-000; 00-00-077-020-10633-000; 00-00-077-020-10629-000; 00-00-077-020-10630-000

Subject to restrictions, reservations, covenants, and easements of record which specifically are not reimposed or extended hereby.

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 the date of the conveyance.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Adam Smith
Witness Name: Adam Smith

Trudy E. Lott (Seal)
Trudy E. Lott

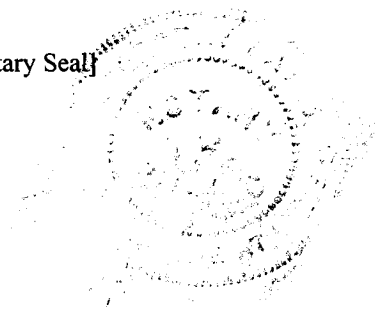
Dorothy Hayes
Witness Name: Dorothy Hayes

(Seal)

State of Alabama
County of DeKalb

The foregoing instrument was acknowledged before me this 28th day of September, 2016 by Trudy E. Lott, who is personally known or has produced a driver's license as identification.

[Notary Seal]



Dorothy Hayes
Notary Public

Printed Name: Dorothy Hayes

My Commission Expires: 3-12-2018