

This Instrument prepared by & return to

Name: Frances Casey Lowe, P.A.
Address: 68-A Feli Way.
Crawfordville, Florida 32327
File No: 17-1144
Parcel ID: 00-00-073-335-10187-060

THIS WARRANTY DEED made the 30th day of June, A.D. 2017 by and between B.E.C. & CO., Inc., a Florida corporation, whose address is Tallahassee, Florida hereinafter called the "Grantor", and Heather Lynn Harrell, a single woman, whose address is 40 Hawthorne Pass, Crawfordville, Florida 32327, hereinafter called the "Grantee":

(Which terms "grantors" and "grantees" shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same)

Witnesseth, that the Grantor for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, all that certain land situate in Wakulla County, Florida to-wit:
Lot 60 of THE HAMMOCKS - PHASE I, according to the Plat thereof as recorded in Plat Book 4, Page 44, of the Public Records of Wakulla County, Florida.

The land described herein is not the homestead of the Grantor(s), and neither the Grantor(s) nor the Grantor(s) spouse, nor anyone for whose support the Grantor(s) is responsible, resides on or adjacent to said land.

Subject to taxes for the year 2017 and subsequent years, reservations, covenants, conditions, restrictions and easements of record and to all applicable zoning ordinances and/or restrictions imposed by governmental authorities, if any.

Together with all the tenements, hereditaments, rights of ways, and appurtenances thereto, belonging or in any way appertaining.

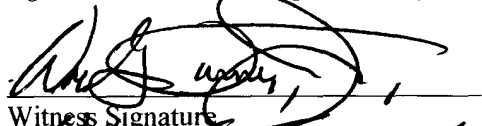
To Have and to Hold, the same in fee simple forever.

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 person whomsoever; and that said land is free of all encumbrances.

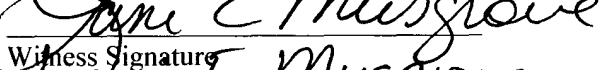
In Witness Whereof, the Grantor has hereunto set its hand(s) and seal(s) the day and year first above written.

Signed and sealed in the presence of:

B.E.C. & CO., INC.


Witness Signature

William B. Turner, Jr.
Printed Name


Witness Signature

Lani E Musgrove
Printed Name


L.S.

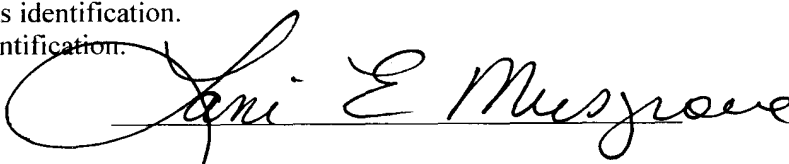
By: Barney Crutchfield
Its: President

**STATE OF FLORIDA
COUNTY OF WAKULLA**

The foregoing instrument was acknowledged before me this 30 day of June 2017 by Barney Crutchfield, as President of B.E.C. & CO., INC., a Florida corporation. He:

☒ is personally known to me.
☐ produced a current driver's license as identification.
☐ produced _____ as identification.

(Seal)



Print Name
Notary Public
My Commission Expires: _____

