

This Instrument prepared by & return to

Name: Lowe Title Services

*Address: 68-A Feli Way
Crawfordville, FL 32327*

Parcel ID: 00-00-035-008-07211-000

File Number: 21-1041

THIS WARRANTY DEED made the 29 day of April, A.D. 2021 by and between Thomas A. Stilwell, a single man, whose address is 146 Chippewa Rd., Crawfordville, FL 32327, and Tina M. Rich, a single woman, whose address is 311 Harris Hill Rd., Fayston, VT 05673, hereinafter called the "Grantors", and Thomas A. Stilwell, a single man, whose address is 146 Chippewa Rd., 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 Grantors for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration, receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantee, all that certain land situate in Wakulla County, Florida to-wit:

Lots 65, 66, 67 and 68, Block 13, of WAKULLA GARDENS, as per map or plat thereof recorded in Plat Book 1, page 39 of the Public Records of Wakulla County, Florida

The property described herein is the same property that became vested in Grantors by Warranty Deed recorded in OR Book 554, Page 184 in the Public Records of Wakulla County, Florida.

Subject to taxes for the year 2021 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 Grantors hereby covenant with said Grantee that the Grantors are lawfully seized of said land in fee simple; that the Grantors have good right and lawful authority to sell and convey said land; that the Grantors hereby fully warrant 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 Grantors have hereunto set their hand(s) and seal(s) the day and year first above written.

Signed and sealed in the presence of:

Victoria Avery
Witness Signature

Victoria Avery
Printed Name

Frances C. Lowe
Witness Signature

Frances C. Lowe
Printed Name

Thomas A. Stilwell L.S.

Thomas A. Stilwell

STATE OF Florida
COUNTY OF Wakulla

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 2nd day of March 2021, by Thomas A. Stilwell, a single man, who is personally known to me or has produced FDL (type of identification) as identification.

(Seal)



VICTORIA M. AVERY
Commission # GG 971547
Expires February 11, 2022
Bonded Thru Budget Notary Services

Victoria Avery

Print Name
Notary Public

Kelly Shepard
Witness Signature

Kelly Shepard
Printed Name

Alexis Belknap
Witness Signature

Alexis Belknap
Printed Name

Tina M. Stilwell Rich L.S.

Tina M. Stilwell Rich

STATE OF Vermont
COUNTY OF Washington

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 25 day of March 2021, by Tina M. Stilwell Rich, a single woman, who is personally known to me or has produced VT DL (type of identification) as identification.

(Seal)

Madeline Kelly Andrews

Print Name
Notary Public

