

Prepared by: Erika McCarty  
151 Luke Smith Rd  
Orlando FL 32827

### Quit Claim Deed

(689 02 & 695 26 F S )

This Quit Claim Deed executed this 20 day of April, 2022, by first party,

Grantor Erika Simmons McCarty, To second party,

Grantee Erika S. McCarty and Lacomie McCarty Husband + wife

Whose post office address is 151 Luke Smith Rd Orlando FL 32827

Witnessed, that the said first party, for the sum of \$ 10, and other good and valuable consideration paid by the second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quit-claim unto the said second party forever, all the right, title, interest and claim which the said first party has in and to the following described parcel of land, and improvements, and appurtenance thereto in Wakulla County, Florida to wit

Lot 7 Spencer Development

In witness whereof, the said first party has signed and sealed these presents the day and year first above written, sealed and delivered in presence of:

Kaci Granger  
Witness signature

Kaci Granger  
Printed name

Donna Richardson  
Witness signature

Donna Richardson  
Printed name

\_\_\_\_\_  
Witness signature

\_\_\_\_\_  
Printed name

\_\_\_\_\_  
Witness signature

\_\_\_\_\_  
Printed name

State of Florida  
County of Wakulla

Erika S. McCarty  
Grantor Signature

Erika S. McCarty  
Printed name

151 Luke Smith Rd Orlando  
Address

FL 32827

\_\_\_\_\_  
Grantor signature

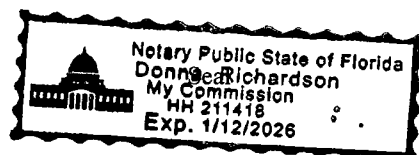
\_\_\_\_\_  
Printed name

\_\_\_\_\_  
Address

The Foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this

20<sup>th</sup> day of April, 2022 by Erika Simmons McCarty who is personally

known to me or has produced FLDL exp 4/2/2031 as identification and who did/did not take an oath.



Donna Richardson  
Notary Public

## Exhibit A

Lot 7, SPENCER DEVELOPMENT, a subdivision according to the plat thereof recorded at Plat Book 2, Page 39, in the Public Records of Wakulla County, Florida, lying Northerly of the road right-of-way, being more particularly described as follows:

Commencing at the Northwest corner of the Southeast 1/4 of Section 9, Township 3 South, Range 1 West, Wakulla County, Florida (an old and well established corner at the Southeast corner of lands of U.S. Government and marked by a concrete monument), thence run South  $0^{\circ}15'05''$  West along the Half Section line, 532.18 feet to a concrete monument on the South right of way of a County Road and the Point of Beginning of tract herein conveyed; From the point of beginning run North  $69^{\circ}01'20''$  East along the South right of way of said County Road 205.63 feet to a concrete monument; thence run South  $0^{\circ}11'20''$  East 334.57 feet to a concrete monument on the North right of way of a County Road; thence run South  $89^{\circ}45'40''$  West along North right of way of said road 36.69 feet to a concrete monument and point of curvature; thence continue along North right of way of said road along a curve to the right in a Northwesterly direction with a radius of 57.12 feet and central angle of  $55^{\circ}10'50''$  for a distance of 55.18 feet (long chord North  $63^{\circ}30'45''$  West 53.06 feet) to a concrete monument and point of reverse curve; thence continue along North right of way of said road and along a reverse curve to the left to a Northwesterly direction with a radius of 162.55 feet and central angle of  $38^{\circ}00'43''$  for a distance of 107.91 feet (long chord North  $53^{\circ}50'46''$  West 105.94 feet) to a concrete monument and point of tangency; thence continue along said North right of way of said County Road North  $73^{\circ}51'13''$  West 26.61 feet to a concrete monument; thence run North  $0^{\circ}15'05''$  East along the Half Section line 165.82 feet to the Point of Beginning.

Situate, lying and being in the Northwest 1/4 of the Southeast 1/4 of Section 9, Township 3 South, Range 1 West, Wakulla County, Florida. Tract No. 7

Parcel Identification Number: R 06-35-01W-130-04352-007

More Commonly known as: 177 Lake Smith Road, Crawfordville, Florida 32327

SUBJECT TO covenants and restrictions of record, if any, and taxes for the year 2014 and subsequent years.