

This instrument was prepared by:

A.L. PORTER
No. 1, Ochlocknee St.
CRAWFORDVILLE, FLORIDA 32327

Warranty Deed (STATUTORY FORM—SECTION 689.02 F.S.)

This Indenture, Made this 13th day of March

NILS NILSEN and YUBA HUBBLE NILSEN, his wife,

of the County of Wakulla, State of Florida

EDWARD HOPPENBROUWER and JACKIE HOPPENBROUWER, his wife

whose post office address is Route 1, Box 3099, Crawfordville, Florida 32327

of the County of Wakulla, State of Florida

grantor, and

grantee*,

Witnesseth, That said grantor, for and in consideration of the sum of Ten - - - - -

- - - - - Dollars,
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:

Commence at the Southwest corner of Lot 9, Block "B", North, of the Town of Panacea, as recorded in Plat Book 1 of the Public Records of Wakulla County, Florida, and run thence South 89 degrees 42 minutes 29 seconds East along the Northerly right-of-way boundary of Walker Avenue 105.24 feet for the POINT OF BEGINNING. From said POINT OF BEGINNING, continue South 89 degrees 42 minutes 29 seconds East along said Northerly right-of-way boundary 67.15 feet to a point on the Westerly right-of-way boundary of Panacea Avenue, thence run North 06 degrees 59 minutes 13 seconds West along said Westerly right-of-way boundary 82.00 feet, thence leaving said Westerly right-of-way boundary run South 86 degrees 03 minutes 21 seconds West 58.26 feet, thence run South 00 degrees 42 minutes 17 seconds East 77.05 feet to the POINT OF BEGINNING containing 0.11 of an acre, more or less.

Documentary Stamps Paid \$ 125.00
Date 3-19-87, Wakulla County,
Florida. Carlton Tucker, Clerk of Circuit
Court.
By Cherie L. Linton
Deputy Clerk

and said grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

* "Grantor" and "grantee" are used for singular or plural, as context requires.

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:

A.L. Porter
Louise W. Tucker

Nils Nilsen (Seal)
Yuba Hubble Nilsen (Seal)

_____ (Seal)

STATE OF FLORIDA,
COUNTY OF WAKULLA.

I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgments, personally appeared
Nils Nilsen and Yuba Hubble Nilsen, his wife,
to me known to be the persons described in and who executed the foregoing instrument and acknowledged before me that they executed the same.
WITNESS my hand and official seal in the County and State last aforesaid this 13 day of March 19 87.

My commission expires

Nov. 20, 1988

State of Florida

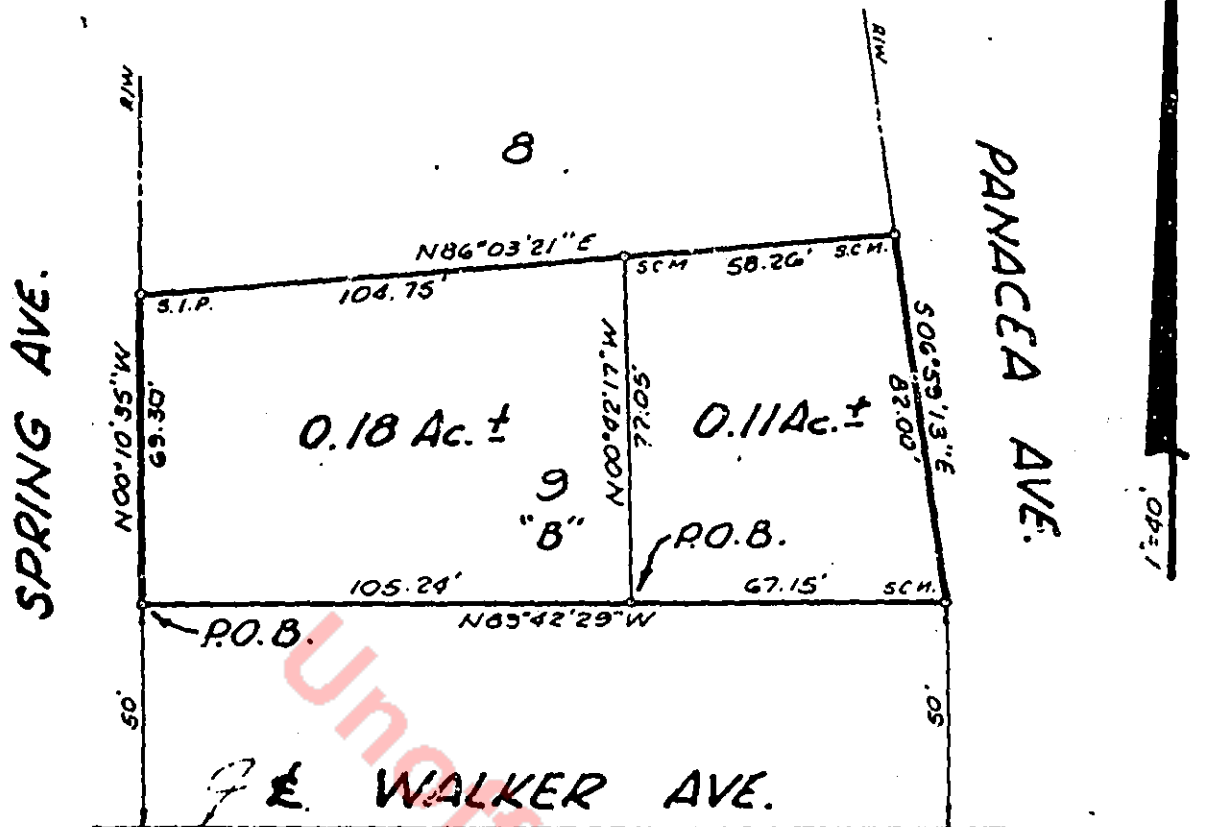
Notary Public

EDWIN G. BROWN & ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS

COURT HOUSE SQUARE
P. O. Box 625

CRAWFORDVILLE, FLORIDA 32327
(904) 926-3016

PLAT OF BOUNDARY SURVEY
FOR
NILS NILSEN



Lot 9, Block "B", North, Town of Panacea, a subdivision as per map or plat thereof recorded in Plat Book 1, Page 5, of the Public Records of Wakulla County, Florida.

NOTES:

1. Survey Source: Recorded Plat and a field survey performed by the undersigned Surveyor.
2. Bearing Reference: Right-of-Way of U. S. Highway No. 98.
3. No improvements were located in this survey.
4. See attached sheets for legal descriptions of division.

The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary to the subject property. It is possible there are deeds of records, unrecorded deeds, easements or other instruments which could affect the boundaries.

CERTIFICATE: I hereby certify that this is a true and correct representation of the property shown hereon and that this survey meets the Minimum Technical Standards for Land Surveying (Chapter 21-MH-6, Florida Administrative Code).

Edwin G. Brown
EDWIN G. BROWN
R. L. S. FLA. CERT. NO. 2919
JOB # 87-057
PSC # 3205 NB #

DATE 3/9/87
COUNTY WAKULLA
SEC. T R

SEAL:

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