

This instrument prepared by:

WILLIAM H. WEBSTER  
Attorney at Law  
P.O. Box 4  
Hosford, FL 32334  
850/443-5901

**QUIT-CLAIM DEED**

This Quit-Claim Deed, made this 14<sup>th</sup> day of September, 2023, between SHERIDA S. CRUM, an unremarried widow, by and through her Attorneys-in-Fact, KEISHA CRUM CANNON and GEORGE DERRICK CRUM, as first parties, and KEISHA CRUM CANNON and GEORGE DERRICK CRUM, individually and as tenants in common, whose post office address is 90 Emerald Acres Drive, Crawfordville, FL 32327, as second parties.

WHEREAS, SHERIDA S. CRUM has executed a Durable Power Of Attorney naming her children, KEISHA CRUM CANNON and GEORGE DERRICK CRUM, as her Attorneys-in-Fact, said Durable Power Of Attorney being recorded in OR Book 1327 Page 484 of the public records of Wakulla County, Florida.

And WHEREAS, SHERIDA S. CRUM, desires to gift her residence and property as more particularly described herein to her children, KEISHA CRUM CANNON and GEORGE DERRICK CRUM.

NOW, WITNESSETH, that for and in consideration of the sum of \$10 00 and other good and valuable consideration in hand paid to the first party by the second parties, the receipt and sufficiency of which is hereby acknowledged by or for the first party, the first party does hereby remise, release and quit-claim unto the second parties and their heirs and assigns forever, all of the right, title, interest, lien, claim, demand and estate of the first party, in and to the following described property, situate, lying and being in Wakulla County, Florida, to-wit.

Wakulla County Tax Parcel ID No. – 17-3S-01W-000-04443-008

Property Address – 80 Emerald Acres Drive, Crawfordville, FL 32327

Residence and 5 00 acres more particularly described in attached Exhibit.

Subject to restrictions, reservations, covenants and easements of record, if any

Subject to property taxes and special assessments, if any, for 2023 and all subsequent years.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances, hereditaments and tenements thereunto belonging or in any way appertaining unto the second parties and their heirs, successors and assigns forever.

WITNESS our hands and seals, the day and year first above written.

IN THE PRESENCE OF:

[Signature]

Witness

Keisha Crum-Cannon (SEAL)

KEISHA CRUM CANNON, as Attorney-in-fact for SHERIDA S. CRUM

Elisia Navarro

Printed name of witness

[Signature]

Witness

KARINA PEREZ

Printed name of witness

STATE OF California  
COUNTY OF Ventura

Before me this day personally appeared KEISHA CRUM CANNON as the Attorney-in-Fact for SHERIDA S. CRUM, who physically appeared before me and who is personally known to me, and who acknowledged that she executed the foregoing instrument for the purposes therein expressed

WITNESS my hand and official seal, this 14<sup>th</sup> day of September, 2023.

See Attached Certificate  
NOTARY PUBLIC

IN THE PRESENCE OF:

[Signature]

Witness

Jan H Colvin

Printed name of witness

[Signature]

Witness

Josh Brown

Printed name of witness

[Signature] (SEAL)

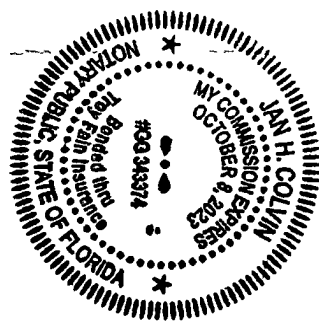
GEORGE DERRICK CRUM, as Attorney-in-fact for SHERIDA S. CRUM

STATE OF FLORIDA  
COUNTY OF WAKULLA

Before me this day personally appeared GEORGE DERRICK CRUM as the Attorney-in-Fact for SHERIDA S. CRUM, who physically appeared before me and who is personally known to me, and who acknowledged that he executed the foregoing instrument for the purposes therein expressed.

WITNESS my hand and official seal, this 11TH day of September, 2023.

*Jan H. Colvin*  
NOTARY PUBLIC



Unofficial Copy

# Edwin G. Brown & Associates, Inc.

SURVEYORS • MAPPERS • ENGINEERS

NOVEMBER 5, 2004

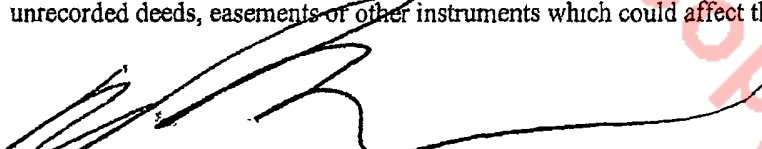
SHERIDA CRUM

5.00 ACRES  
PARCEL "C"

I hereby certify that this is a true and correct representation of the following described property and that this description substantially meets the minimum technical standard for land surveying (Chapter 61G17, Florida Administrative Code).

Commence at the Southwest corner of the Southeast Quarter of Section 17, Township 3 South, Range 1 West, Wakulla County, Florida; thence North 00 degrees 06 minutes 11 seconds East 2466.18 feet; thence North 89 degrees 25 minutes 50 seconds East 1436.16 feet; thence South 00 degrees 49 minutes 50 seconds West 824.08 feet to a concrete monument; thence South 89 degrees 42 minutes 23 seconds East 1326.22 feet to a concrete monument for the POINT OF BEGINNING; thence from said POINT OF BEGINNING run South 00 degrees 37 minutes 41 seconds West 261.20 feet to a rod and cap; thence South 15 degrees 48 minutes 49 seconds West 53.65 feet to a rod and cap; thence North 89 degrees 42 minutes 23 seconds West 683.19 feet to a rod and cap; thence North 00 degrees 37 minutes 41 seconds East 312.90 feet to a rod and cap; thence South 89 degrees 42 minutes 23 seconds East 697.25 feet to the POINT OF BEGINNING, containing 5.00 acres more or less.

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.



WADE G. BROWN \*  
Surveyor & Mapper  
Florida Certificate No. 5959  
(LB 6475)

78-131PSC 25972

Inst: 0000218210 Date: 11/22/2004 Time: 16:16

Doc Stamp-Deed : 525.00

DC, Brent Thurmond, WAKULLA County B:567 P:443

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

**CIVIL CODE § 1189**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California )

County of Ventura )

On 09/14/2023 before me, Shacoya Braggs, Notary Public

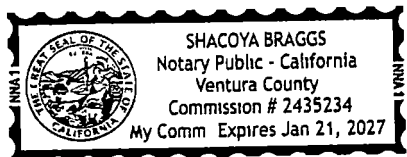
Date Here Insert Name and Title of the Officer

personally appeared Keisha Crum - Cannon  
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature Shacoya Braggs  
Signature of Notary Public

Place Notary Seal Above

**OPTIONAL**

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

**Description of Attached Document**

Title or Type of Document: Quit-claim deed Document Date: 09/14/2023  
Number of Pages: \_\_\_\_\_ Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer(s)**

Signer's Name: \_\_\_\_\_  
 Corporate Officer -- Title(s): \_\_\_\_\_  
 Partner --  Limited  General  
 Individual  Attorney in Fact  
 Trustee  Guardian or Conservator  
 Other: \_\_\_\_\_  
Signer Is Representing: \_\_\_\_\_

Signer's Name: \_\_\_\_\_  
 Corporate Officer -- Title(s): \_\_\_\_\_  
 Partner --  Limited  General  
 Individual  Attorney in Fact  
 Trustee  Guardian or Conservator  
 Other: \_\_\_\_\_  
Signer Is Representing: \_\_\_\_\_