

This instrument prepared by: Classie M. Franklin

For Life Estate

Return To: Classie M. Franklin
59 Otter Creek Road
Sopchoppy, FL 32358

QUIT-CLAIM DEED

THIS QUIT-CLAIM DEED, Executed this 22nd day of January 2024 ~~20th day of October, 2023~~, by Classie M Franklin, first party, to Classie Mae Franklin and Veronica Nikia Reynolds, who resides at 59 Otter Creek Road Sopchoppy, FL 32358 and 79 Chickat Trail Crawfordville, FL 32327, as Joint Tenants with Rights of Survivorship, second party.

WITNESSETH, That the said first parties, for and in consideration of the sum of **\$10.00**, in hand paid by the said 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, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of Wakulla, State of Florida, to-wit:

Two acres, more or less, located Lot 71 HS P 8 M 21 E lying in NW ¼ of NE ¼ DB 57 or 1048 P 600

Grantor reserves a life estate.

To Have And To Hold, The same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

In Witness Whereof, The said first party has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

Donna Richardson / Donna Richardson
Witness Signature

3056 Crawfordville Hwy, Crawfordville, FL 32327
Printed Name Address

Debbie Dee / Debbie Dee
Witness Signature

3056 Crawfordville Hwy, Crawfordville FL 32327
Printed Name Address

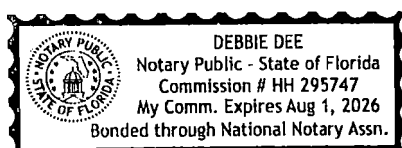
Classie M. Franklin
Classie M. Franklin

Classie M. Franklin
Printed Name
59 Otter Creek Rd
Sopchoppy FL 32358

STATE OF FLORIDA
COUNTY OF WAKULLA

I hereby certify that on this day, before me, an officer duly authorized to administer oaths and take acknowledgements, personally appeared Classie M. Franklin, known to me to be the person(s) described in and who executed the foregoing instrument, who acknowledged before me that he/she/they executed the same, that I relied upon the following form of identification of the above-named person(s): FL CDL ex 09/26/2030 and that an oath (was) (was not) taken.

Witness my hand and official seal in the County and State last aforesaid this 22nd day of January, A.D. 2012. 2024



Debbie Dee
Notary Signature
Debbie Dee
Printed Notary Name