

Prepared by: John H. Hutchins
Address: P.O. Box 370
Crawfordville FL
32326

Quit Claim Deed
(689.02 & 695 26 F.S.)

This Quit Claim Deed executed this 8 day of February, 2024, by first party,

Grantor John H. Hutchins, to second party,

Grantee John H. Hutchins + Susan B. Hutchins as husband + wife

Whose address is P.O. Box 370 Crawfordville FL 32326

Witnessed, that the said first party, for the sum of \$ 1.00, 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: (insert legal or attach Exhibit A)

See exhibit "A"

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: (2 witness' required for each Grantor signature)

(1) Witness Signature: Valarie Schaub Pride
Printed Name: Valarie Schaub Pride
Address: 3056 Crawfordville Highway
Crawfordville, FL 32327

Grantor Signature: [Signature]
Printed Name: John H. Hutchins
Address: P.O. Box 370
Crawfordville FL
32326

(2) Witness Signature: Debbie Dee
Printed Name: Debbie Dee
Address: 3056 Crawfordville Highway
Crawfordville, FL 32327

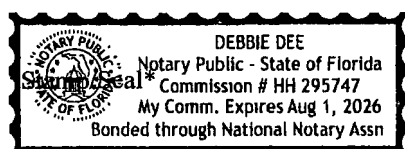
(1) Witness Signature: Valarie Schaub
Printed Name: _____
Address: _____

Grantor Signature: _____
Printed Name: _____
Address: _____

(2) Witness Signature: _____
Printed Name: _____
Address: _____

State of Florida
County of Wakulla

The Foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this 8th day of February, 2024, by John H. Hutchins who is personally known to me or has produced 0111412025 as identification and who did/did not take an oath.



Debbie Dee
Notary Public

Exhibit "A"

TRACT 19

Commence at the Northwest corner of Lot 90 of the Hartfield Survey of Lands in Wakulla County, Florida, and thence run North 00 degrees 28 minutes 05 seconds East along the East boundary of Section 24, Township 4 South, Range 2 West, Wakulla County, Florida, a distance of 150.00 feet, thence run North 72 degrees 33 minutes 14 seconds East 549.25 feet to the POINT OF BEGINNING. From said POINT OF BEGINNING continue North 72 degrees 33 minutes 14 seconds East 262.51 feet, thence run North 16 degrees 57 minutes 46 seconds West 829.42 feet, thence run South 72 degrees 40 minutes 53 seconds West 262.51 feet, thence run South 16 degrees 57 minutes 46 seconds East 830.00 feet to the POINT OF BEGINNING containing 5.00 acres, more or less.

SUBJECT to a roadway and utility easement over and across the Southerly 60.00 feet thereof.

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS OVER AND ACROSS THE FOLLOWING DESCRIBED PROPERTY, TO WIT:

Commence at the Northwest corner of Lot 90 of the Hartfield Survey of Lands in Wakulla County, Florida, and thence run North 72 degrees 33 minutes 14 seconds East 157.16 feet to the Northeasterly right-of-way boundary of Casora Drive for the POINT OF BEGINNING. From said POINT OF BEGINNING continue North 72 degrees 33 minutes 14 seconds East 1969.90 feet, thence run North 16 degrees 57 minutes 46 seconds West 60.05 feet, thence run South 72 degrees 33 minutes 14 seconds West 2035.88 feet to the Northerly right-of-way boundary of said Casora Drive, said point lying on a curve concave to the Southwest, thence run Southeasterly along said right-of-way boundary and along said curve with a radius of 556.60 feet thru a central angle of 09 degrees 09 minutes 26 seconds for an arc distance of 88.94 feet, the chord of said arc being South 64 degrees 34 minutes 56 seconds East 88.85 feet to the POINT OF BEGINNING.