

THIS INSTRUMENT PREPARED BY AND RETURN TO
KATHRYN PLOUFFE

WAKULLA TITLE COMPANY, INC.
3004 Crawfordville Highway
Crawfordville, FL 32327
Property Appraisers Parcel Identification (Folio) Numbers: **00-00-056-000-09945-013**

Space Above This Line For Recording Data

THIS WARRANTY DEED, made the 28 day of May, 2024 by **JAMES L. HARVEY**, herein called the grantor, to **JEFFREY K. BELL**, whose post office address is **14 CATFISH LANE, CRAWFORDVILLE, FL 32327**, hereinafter called the Grantee.
(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

WITNESSETH: That the grantor, for and in consideration of the sum of TEN AND 00/100'S (\$10.00) Dollars and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee all that certain land situate in WAKULLA County, State of Florida, viz..

See Exhibit "A" attached hereto and by reference made a part hereof

TOGETHER WITH A 1974 SINGLE WIDE PINE MOBILE HOME, VIN NO. L0015P, AND TITLE NO. 11029437.

THE ABOVE DESCRIBED PROPERTY IS NOT THE HOMESTEAD OF THE GRANTOR, WITHIN THE MEANING OF FLORIDA LAW, AND GRANTOR'S SPOUSE HAS NO INTEREST IN THE PROPERTY REQUIRING THEIR JOINDER HEREIN.

Subject to restrictions, easements and reservations of record, if any, not specifically reimposed or extended hereby.

TOGETHER, with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever

AND, the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple, that the grantor has good right and lawful authority to sell and convey said land, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2023.

IN WITNESS WHEREOF, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

Jan H. Colvin
Witness #1 Signature
Jan H. Colvin

Witness #1 Printed Name
Witness Address
3004 Crawfordville Highway
Crawfordville, FL 32327

[Signature]
Witness #2 Signature
William Houppre
Witness #2 Printed Name

Witness Address
3004 Crawfordville Highway
Crawfordville, FL 32327

James L. Harvey
JAMES L. HARVEY
45 EMERALD ACRES ROAD, CRAWFORDVILLE, FL 32327

STATE OF FLORIDA
COUNTY OF WAKULLA

The foregoing instrument was acknowledged before me by means of () physical presence or () online notarization, this 28 day of May, 2024 by JAMES L. HARVEY who is personally known to me or has produced *[Signature]* as identification

SEAL

Jan H. Colvin
Notary Public

Printed Notary Name

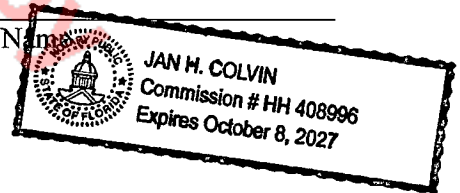


EXHIBIT "A"

Commence at a concrete monument marking the Southeast corner of the Northeast Quarter of Lot 56 of the Hartsfield Survey of Lands in Wakulla County, Florida, and thence run South 72 degrees 50 minutes 20 seconds West 891.66 feet to a concrete monument, thence run North 18 degrees 21 minutes 00 seconds West 232.00 feet to the POINT OF BEGINNING. From said POINT OF BEGINNING continue North 18 degrees 21 minutes 00 seconds West along the Easterly right-of-way boundary of Glover Lane, 326.64 feet to a re-rod, thence run North 71 degrees 39 minutes 00 seconds East 133.63 feet, thence run South 11 degrees 57 minutes 14 seconds East 330.71 feet to the Northerly right-of-way boundary of Catfish Lane, thence run South 72 degrees 50 minutes 20 seconds West along said right-of-way boundary 96.81 feet to the POINT OF BEGINNING containing 0.86 of an acre, more or less.

Unofficial Copy