

This instrument prepared without the benefit of
title insurance or a title search at the request of
the Grantors and Grantees, by:

Claire A. Duchemin
Claire A. Duchemin, P.A.
1615 Village Square Blvd., Suite #7
Tallahassee, FL 32309
Phone: (850) 270-9870

QUITCLAIM DEED

THIS QUITCLAIM DEED, is executed this 9 day of Sept, 2024, by ALLAN M. LOFTIN and KITTY H. LOFTIN, also known as, Kitty A. Loftin and also known as Kitty Adair Loftin, husband and wife, whose address is 335 Jack Crum Road, Crawfordville, Florida 32327 (hereafter "Grantors"), to ALLAN M. LOFTIN and KITTY H. LOFTIN, as Trustees of the Loftin Family Trust, under Trust Agreement dated September 9, 2024, whose address is 335 Jack Crum Road, Crawfordville, Florida 32327 (hereafter "Grantees").

WITNESSETH

That the Grantors, for and in consideration of the sum of Ten Dollars (\$10.00) in hand paid by the Grantees, the receipt whereof is hereby acknowledged, do hereby remise, release and quitclaim unto the Grantees forever, all of their right, title, interest, claim and demand which the Grantors have in and to the following described lots, pieces or parcels of land, situate and lying and being in the County of Wakulla, State of Florida, to wit: **SEE EXHIBIT A ATTACHED.**

Property Appraiser's Parcel I.D. Number: 00-00-092-000-11668-001

THIS PROPERTY IS THE HOMESTEAD OF THE GRANTORS AND IT WILL REMAIN THEIR HOMESTEAD AFTER THIS CONVEYANCE. The Grantors reserve the right to use, occupy and reside upon any real property placed in Trust as their permanent residence during their lives. It is the intent of this provision to retain for the Grantors the requisite beneficial interest and possessory right in and to such real property to comply with Florida Statutes Section 196.041(2), such interest being hereby declared to be "equitable title to real estate" as that term is employed in Section 6, Article VII and within the meaning of Section 4, Article X of the Florida Constitution.

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 Grantors, either in law or equity, to the only proper use, benefit and behoof of Grantees forever.

IN WITNESS WHEREOF, the Grantors have signed and sealed these presents the day and year first above written.

Witnesses:

Frankie Ruthen
Frankie Ruthen
 Address: 1615 Village Square Blvd., #7
 Tallahassee, FL 32309

Steve J. Gravel
STEVE J. GRAVEL
 Address: 1615 Village Square Blvd., #7
 Tallahassee, FL 32309

Frankie Ruthen
Frankie Ruthen
 Address: 1615 Village Square Blvd., #7
 Tallahassee, FL 32309

Steve J. Gravel
STEVE J. GRAVEL
 Address: 1615 Village Square Blvd., #7
 Tallahassee, FL 32309

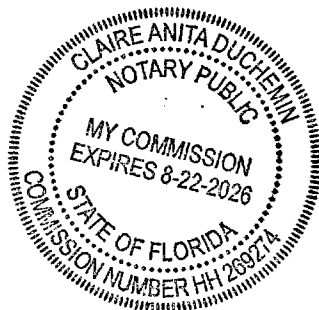
Grantors:

Allan M. Loftin
 ALLAN M. LOFTIN

Kitty H. Loftin
 KITTY H. LOFTIN, a/k/a Kitty A.
 Loftin, a/k/a Kitty Adair Loftin

STATE OF FLORIDA
 COUNTY OF LEON

The foregoing instrument was acknowledged before me this 9TH day of September, 2024, by Allan M. Loftin and Kitty H. Loftin who personally and physically appeared before me, and who are personally known to me or who provided N/A as identification.



Claire Anita Duchemin
 NOTARY PUBLIC

EXHIBIT A

Commence at a common corner of Lots 92, 101, and 102 of the Hartsfield Survey of Lands in Wakulla County, Florida, and thence run North 72 degrees 48 minutes 18 seconds East along the South boundary of said Lot 92, N. S., a distance of 2427.07 feet to a concrete monument for the POINT OF BEGINNING. From said POINT OF BEGINNING, thence run North 18 degrees 02 minutes 39 seconds West 1991.90 feet to a concrete monument, thence run North 71 degrees 40 minutes 14 seconds East 870.79 feet, thence run South 18 degrees 02 minutes 39 seconds East 2010.02 feet to the South boundary of said Lot 92, N. S., thence run South 72 degrees 51 minutes 46 seconds West along said South boundary 870.89 feet to the POINT OF BEGINNING, containing 40.00 acres, more or less.

AND

Commence at a cypress post marking the Southeast corner of Lot 92 of the Hartsfield Survey of Lands in Wakulla County, Florida, thence run South 72 degrees 51 minutes 46 seconds West along the South boundary of said Lot 92 a distance of 675.52 feet, thence run North 18 degrees 03 minutes 39 seconds West 2013.98 feet to a concrete monument marking the Northeast corner of that property as described in Official Records Book 117, Page 809 of the Public Records of Wakulla County, Florida, said point also marking the POINT OF BEGINNING. From said POINT OF BEGINNING run South 71 degrees 33 minutes 53 seconds West along the North boundary of said property and a projection thereof 1303.48 feet to a concrete monument (marked #679), thence run North 16 degrees 22 minutes 46 seconds West 275.00 feet, thence run North 71 degrees 33 minutes 26 seconds East 1295.41 feet, thence run South 18 degrees 03 minutes 39 seconds East 275.00 feet to the POINT OF BEGINNING containing 8.20 acres, more or less.

TOGETHER WITH A 30.00 foot wide access easement lying 15.00 feet each side of the following described line:

Commence at a cypress post marking the Southeast corner of Lot 92 of the Hartsfield Survey of Lands in Wakulla County, Florida, thence run South 72 degrees 51 minutes 46 seconds West along the South boundary of said Lot 92 a distance of 675.52 feet, thence run North 18 degrees 03 minutes 39 seconds West 2013.98 feet to a concrete monument marking the Northeast corner of that property as described in Official Records Book 117, Page 809 of the Public Records of Wakulla County, Florida, thence run South 71 degrees 33 minutes 53 seconds West along the North boundary of said property and a projection thereof 1303.48 feet to a concrete monument (marked #679), thence run North 16 degrees 22 minutes 46 seconds West 530.52 feet to a concrete monument (marked #2919), thence run North 16 degrees 06 minutes 33 seconds West 1440.00 feet to a rebar lying on the Southerly right-of-way boundary of Jack Crum Road, thence run North 72 degrees 57 minutes 14 seconds East along said right-of-way boundary 525.00 feet to the POINT OF BEGINNING. From said POINT OF BEGINNING run South 16 degrees 08 minutes 18 seconds East 1681.91 feet to the point of terminus.

AND

EXHIBIT A

Commence at the common corner of Lots 92, 101 and 102 of the Hartsfield Survey of Lands in Wakulla County, Florida, thence run North 72 degrees 48 minutes 18 seconds East 2427.07 feet to the Southwest corner of that property as described in Official Records Book 117, Page 809 of the Public Records of Wakulla County, Florida said point also being the POINT OF BEGINNING. From said POINT OF BEGINNING run North 18 degrees 04 minutes 10 seconds West along the West boundary of said property 1994.25 feet to the Northwest corner of said property, thence run South 71 degrees 33 minutes 53 seconds West 432.38 feet to the East boundary line of that property described in Official Records Book 1323, Page 284 of the Public Records of Wakulla County, Florida, thence run South 15 degrees 15 minutes 42 seconds East along the East boundary of said property 258.30 feet to the Southeast corner of said property, thence run South 72 degrees 27 minutes 59 seconds West along the South boundary of said property 172.69 feet to the Northeast corner of that property as described in Official Records Book 918, Page 599 of the Public Records of Wakulla County, Florida, thence run South 17 degrees 22 minutes 40 seconds West along the East boundary's of those properties as described in Official Records Book 918, Page 599, Official Records Book 524, Page 640, and Official Records Book 979, Page 402 of the Public Records of Wakulla County, Florida a distance of 1057.46 feet to the Southeast corner of said property as described in Official Records Book 979, Page 402, thence run South 72 degrees 34 minutes 25 seconds West along the South boundary of said property as described in Official Records Book 979 a distance of 465.92 feet to the Northeast corner of that property as described in Official Records Book 121, Page 83 of the Public Records of Wakulla County, Florida, thence run South 18 degrees 20 minutes 01 seconds East along the East boundary of said Official Records Book 121, Page 83 and the East boundary of that property as described in Official Records Book 1126, Page 322 a distance of 666.28 feet to the Southeast corner of said property as described in Official Records Book 1126, Page 322, Thence run North 72 degrees 48 minutes 18 seconds East 1093.42 feet to the POINT OF BEGINNING containing 34.59 acres more or less.

AND

EXHIBIT A

Begin at a light wood hub being used as the Southeast corner of Lot 92 of the Hartsfield Survey of Lands in Wakulla County, Florida, and thence run South 72 degrees 59 minutes 08 seconds West along the South boundary of said Lot 92 (as monumented) 675.66 feet to a concrete monument (marked #2919), thence leaving said South boundary run North 18 degrees 04 minutes 37 seconds West 2285.25 feet to an iron rod and cap (marked #6468), thence run South 71 degrees 36 minutes 45 seconds West 198.65 feet to an iron rod and cap (marked #7160) marking the POINT OF BEGINNING. From said POINT OF BEGINNING thence run South 86 degrees 14 minutes 07 seconds West 538.58 feet to an iron rod and cap (#7160), thence run North 16 degrees 07 minutes 25 seconds West 1543.64 feet to an iron rod and cap (marked #7160), lying on the Southeasterly right-of-way boundary of Jack Crum Road, thence run South 74 degrees 17 minutes 15 seconds West along said right-of-way boundary 30.00 feet to an iron rod and cap (marked #7160), thence leaving said right-of-way boundary run South 16 degrees 07 minutes 25 seconds East 1681.12 feet to an iron rod and cap (marked #7160), thence run North 71 degrees 36 minutes 45 seconds East 556.54 feet to the POINT OF BEGINNING containing 1.98 acres, more or less.

LESS AND EXCEPT:

Begin at a light wood hub being used as the Southeast corner of Lot 92 of the Hartsfield Survey of Lands in Wakulla County, Florida, and thence run South 72 degrees 59 minutes 08 seconds West along the South boundary of said Lot 92 (as monumented) 675.66 feet to a concrete monument (marked #2919), thence leaving said South boundary run North 18 degrees 04 minutes 37 seconds West 1439.49 feet to an iron rod and cap (marked #7160) marking the POINT OF BEGINNING. From said POINT OF BEGINNING continue North 18 degrees 04 minutes 37 seconds West 845.76 feet to an iron rod and cap (marked #6468), thence run South 71 degrees 36 minutes 45 seconds West 198.65 feet to a iron rod and cap (marked #7160), thence run North 86 degrees 14 minutes 07 minutes East 155.49 feet to an iron rod and cap (marked #7160), thence run South 18 degrees 04 minutes 37 seconds East 774.96 feet to an iron rod and cap (marked #7160), thence run South 74 degrees 58 minutes 26 seconds East 57.29 feet to the POINT OF BEGINNING containing 0.98 acre, more or less.