

Prepared by & Return to:

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Steverson Law, PA.
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First Floor #107
Tallahassee, FL 32301
941-376-0254

QUIT CLAIM DEED

This Quit Claim Deed, Executed this 24th day of October, 2024, by and between ELIZABETH ANNE EVANS whose address is 238 Neeley Road, Crawfordville, FL 32327 and JAMES T. EVANS, whose address is 4679 Crawfordville Highway, Crawfordville, FL 32327, herein after called "Grantors" to ELIZABETH ANNE EVANS whose address is 238 Neeley Road, Crawfordville, FL 32327, herein after called "Grantee":

(wherever used herein the terms "grantor" and "grantee" shall include all the parties to this instrument singular and plural, heirs, legal representatives and assigns of individuals, and the successors and assigns of companies, corporations, and other entities wherever the context so admits or requires.)

Witnesseth, That the said Grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00), and other good and valuable consideration to said Grantor in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, does hereby remise, release and quit-claim unto the said Grantee, and Grantee's heirs and assigns forever, all the right, title, interest, claim and demand which Grantor has in and to the following described land, piece or parcel land, situate, lying and being in the County of WAKULLA, State of FLORIDA to wit:

Lot 38, Block 18, of WAKULLA GARDENS, a subdivision as per map or plat thereof recorded in Plat Book 1, Page 39 of the Public Records of Wakulla County, Florida.

Parcel Identification Number: 00-00-035-008-07521-000

THIS DEED HAS BEEN PREPARED AT THE GRANTOR'S REQUEST WITHOUT EXAMINATION OR LEGAL OPINION OF TITLE.

Exemption from the payment of documentary stamps on the deed is claimed, based upon F.S. 201.02(7) and Florida Administrative Code 12B-4.013 (31), because this is a conveyance between spouses or former spouses pursuant to an action for dissolution of their marriage wherein the real property is or was their marital home or an interest therein.

Subject, however, to any deed restrictions, all covenants, conditions, restrictions, reservations, limitations, easements and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, and taxes for the current and subsequent years, if any. Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

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 Grantor, either in law or equity, for the use, benefit and profit of the said grantee forever.

IN WITENSS WHEREOF, the Grantor has hereunto set Grantor's hand and seal on the day and year first above written.

Signed, sealed, and delivered in the presence of:

Taylor Hay
Witness Signature as to the party

EA Evans
ELIZABETH ANNE EVANS

Taylor Hay
Printed Name

42 crestwood Dr
Address

Crawfordville FL 32327
Address

Catherine Renee Day
Witness Signature as to the party

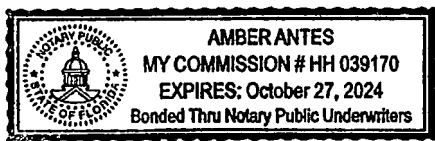
Carla D
Printed Name

1036 Shady wood Trl
Address

Tallahassee FL 32305
Address

STATE OF FLORIDA
COUNTY Wakulla

The foregoing instrument was acknowledged before me by means of physical presence or online notarization this 24 day of OCTOBER, 2024, by ELIZABETH ANNE EVANS, individually, and who is personally known to me or has produced _____ as identification, and who was physically present and who did take an oath.



[Signature]
Signature of Notary/Deputy Clerk

Taylor Hay
Witness Signature as to the party

James T Evans
JAMES T. EVANS

Taylor Hay
Printed Name
42 Crestwood Dr
Address

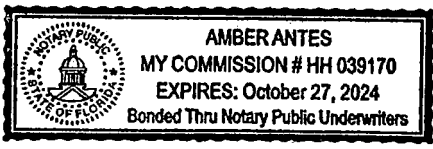
Crawfordville FL, 32327
Address
[Signature]

Witness Signature as to the party
Catherine R Day
Printed Name
1036 Shady Wood Trl
Address

Tallahassee FL 32305
Address

STATE OF FLORIDA
COUNTY Wakulla

The foregoing instrument was acknowledged before me by means of physical presence or online notarization this 24 day of OCTOBER, 2024, by JAMES T. EVANS, individually, and who is personally known to me or has produced _____ as identification, and who was physically present and who did take an oath.



[Signature]
Signature of Notary/Deputy Clerk