

127

DOC. _____
SUR. _____
REC. _____

WARRANTY DEED
(Statutory - Sec. 689.02 F.S.)

This instrument was prepared by:

_____ of
ROWELL TITLE COMPANY, INC.
P. O. Box 571
Crawfordville, Florida 32327
Incident to the issuance of a title
insurance contract.

STATE OF FLORIDA
COUNTY OF WAKULLA

KNOW ALL MEN BY THESE PRESENTS: That
Thomas E. Rowell, Jr., as Trustee under Trust Agreement dated August 18,
1986 and recorded OR 123, Page 675 of the Public Records of Wakulla
County, Florida.

_____, Grantor*,
for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations the receipt of
which is hereby acknowledged has bargained, sold, conveyed and granted unto

Charles B. Harvey, M.D. and Carl R. Pennington, Jr., as Tenants in
Common _____, Grantee*

Address: P.O. Box 13527, Tallahassee, Florida 32317
grantee's heirs, executors, administrators and assigns, forever, the following described property, situate, lying
and being in the County of Wakulla, State of Florida, to-wit:

TRACTS 7, 8, 9, 12, 16, 17, 25, 26 and 27, WOODLAND HERITAGE,
PHASE II, more particularly described in Attached Exhibit "A".

SUBJECT TO Easements recorded OR 127, Page 968 and Restrictions
recorded OR 127, Page 973 of the Public Records of Wakulla
County, Florida.

SUBJECT TO Mortgage dated February 18, 1988 from Thomas E.
Rowell, Jr. as Trustee to Southeast Bank of Tallahassee and
recorded OR 142, Page 299 of the Public Records of Wakulla
County, Florida which Grantee hereby assumes and agrees to pay.

Documentary Stamps Paid \$ 382.00

Date 1/24/89, Wakulla County,
Florida. J. Harold Thurmond, Clerk of
Circuit Court

By [Signature]

Deputy Clerk

and said grantor does fully warrant the title to said land and will defend the same against the lawful claims of
all persons whomsoever.

*Wherever used herein, the term "grantee/grantor" shall include the heirs, personal repre-
sentatives, successors and/or assigns of the respective parties hereto; the use of singular
number shall include the plural, and the plural the singular; the use of any gender shall
include all genders.

IN WITNESS WHEREOF, grantor has hereunto set grantor's hand and seal on
January 18, 1989

Signed, sealed and delivered
in the presence of:

[Signature]
[Signature]

Thomas E. Rowell, Jr., as Trustee under
Trust Agreement dated August 18, 1986
and recorded OR 123, Page 675
of the Public Records of Wakulla
County, Florida.

(SEAL)

(SEAL)

STATE OF FLORIDA
COUNTY OF WAKULLA

Before me the subscriber personally appeared

Thomas E. Rowell, Jr., as Trustee

known to me, and known to me to be the individ-
ual described by said name in and who executed
the foregoing instrument and acknowledged that, as
grantor, executed the same for the uses and purposes
therein set forth.

Given under my hand and seal on
January 18, 1989

(SEAL)
RTC-106

Notary Public

My Commission Expires: _____

Notary Public; State of Florida at Large
My Commission Expires March 30, 1993

1989 JAN 24 PM 9:26
RECORDED
AT THE & DATE NOTED
CLERK CIRCUIT COURT
WAKULLA COUNTY FLORIDA
78211

OFF. REC. 149 PAGE 87

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**EDWIN G. BROWN
& ASSOCIATES, INC.**
PROFESSIONAL LAND SURVEYORS

EDWIN G. BROWN, PLS
JAMES T. RODDENBERRY, PLS

COURT HOUSE SQUARE
P.O. Box 625
CRAWFORDVILLE, FLORIDA 32327
(904) 926-3016

February 19, 1987

ROWELL REALTY

WOODLAND HERITAGE, PHASE 2

TRACT 7

I hereby certify that this is a true and correct representation of the following described property and that this description meets the minimum technical standard for land surveying (Chapter 21-HH-6, Florida Administrative Code).

Commence at a concrete monument marking the Northwest corner of Section 9, Township 3 South, Range 1 West, Wakulla County, Florida, and thence run South 89 degrees 37 minutes 02 seconds East along the North boundary of said Section 9 a distance of 475.62 feet to the centerline of a 60.00 foot roadway easement, thence run South 00 degrees 23 minutes 19 seconds West along said centerline 1,633.50 feet to the POINT OF BEGINNING. From said POINT OF BEGINNING continue along said centerline as follows: South 00 degrees 23 minutes 19 seconds West 187.87 feet, South 22 degrees 11 minutes 21 seconds West 161.56 feet, South 21 degrees 24 minutes 50 seconds East 161.55 feet South 00 degrees 23 minutes 19 seconds West 75.53 feet to the center point of a cul-de-sac, said cul-de-sac having a 50.00 foot radius, thence leaving said centerline run South 89 degrees 37 minutes 02 seconds East 400.00 feet, thence run North 00 degrees 23 minutes 19 seconds East 563.40 feet, thence run North 89 degrees 37 minutes 02 seconds West 400.00 feet to the POINT OF BEGINNING containing 5.38 acres, more or less.

SUBJECT to a roadway easement over and across a portion of the Westerly 30.00 feet thereof.

ALSO SUBJECT to a cul-de-sac easement over and across the Southwesterly corner thereof.

The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary to the subject property. It is possible there are deeds of records, unrecorded deeds, easements or other instruments which could affect the boundaries.


EDWIN G BROWN
Registered Land Surveyor
Florida Certificate No. 2919

86-314
PSC:2755

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**EDWIN G. BROWN
& ASSOCIATES, INC.**

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ROWELL REALTY

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TRACT 8

I hereby certify that this is a true and correct representation of the following described property and that this description meets the minimum technical standard for land surveying (Chapter 21-HH-6, Florida Administrative Code).

Commence at a concrete monument marking the Northwest corner of Section 9, Township 3 South, Range 1 West, Wakulla County, Florida, and thence run South 89 degrees 37 minutes 02 seconds East along the North boundary of said Section 9 a distance of 475.62 feet to the centerline of a 60.00 foot roadway easement, thence run South 00 degrees 23 minutes 19 seconds West along said centerline 1,089.00 feet to the POINT OF BEGINNING. From said POINT OF BEGINNING continue South 00 degrees 23 minutes 19 seconds West along said centerline 544.50 feet, thence run South 89 degrees 37 minutes 02 seconds East 400.00 feet, thence run North 00 degrees 23 minutes 19 seconds East 544.50 feet, thence run North 89 degrees 37 minutes 02 seconds West 400.00 feet to the POINT OF BEGINNING containing 5.00 acres, more or less.

SUBJECT to a roadway easement over and across the Westerly 30.00 feet thereof.

The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary to the subject property. It is possible there are deeds of records, unrecorded deeds, easements or other instruments which could affect the boundaries.


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February 19, 1987

ROWELL REALTY

WOODLAND HERITAGE, PHASE 2

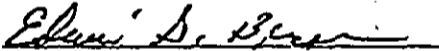
TRACT 9

I hereby certify that this is a true and correct representation of the following described property and that this description meets the minimum technical standard for land surveying (Chapter 21-HH-6, Florida Administrative Code).

Commence at a concrete monument marking the Northwest corner of Section 9, Township 3 South, Range 1 West, Wakulla County, Florida, and thence run South 89 degrees 37 minutes 02 seconds East along the North boundary of said Section 9 a distance of 475.62 feet to the centerline of a 60.00 foot roadway easement, thence run South 00 degrees 23 minutes 19 seconds West along said centerline 544.50 feet to the POINT OF BEGINNING. From said POINT OF BEGINNING continue South 00 degrees 23 minutes 19 seconds West along said centerline 544.50 feet, thence run South 89 degrees 37 minutes 02 seconds East 400.00 feet, thence run North 00 degrees 23 minutes 19 seconds East 544.50 feet, thence run North 89 degrees 37 minutes 02 seconds West 400.00 feet to the POINT OF BEGINNING containing 5.00 acres, more or less.

SUBJECT to a roadway easement over and across the Westerly 30.00 feet thereof.

The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary to the subject property. It is possible there are deeds of records, unrecorded deeds, easements or other instruments which could affect the boundaries.


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February 19, 1987

ROWELL REALTY

WOODLAND HERITAGE, PHASE 2

TRACT 12

I hereby certify that this is a true and correct representation of the following described property and that this description meets the minimum technical standard for land surveying (Chapter 21-HH-6, Florida Administrative Code).

Commence at a concrete monument marking the Northwest corner of Section 9, Township 3 South, Range 1 West, Wakulla County, Florida, and thence run South 89 degrees 37 minutes 02 seconds East along the North boundary of said Section 9 a distance of 1,275.62 feet to the centerline of a 60.00 foot roadway easement, thence run South 00 degrees 23 minutes 19 seconds West along said centerline 544.50 feet for the POINT OF BEGINNING. From said POINT OF BEGINNING continue South 00 degrees 23 minutes 19 seconds West along said centerline 544.50 feet, thence run North 89 degrees 37 minutes 02 seconds West 400.00 feet, thence run North 00 degrees 23 minutes 19 seconds East 544.50 feet, thence run South 89 degrees 37 minutes 02 seconds East 400.00 feet to the POINT OF BEGINNING containing 5.00 acres, more or less.

SUBJECT to a roadway easement over and across the Easterly 30.00 feet thereof.

The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary to the subject property. It is possible there are deeds of records, unrecorded deeds, easements or other instruments which could affect the boundaries.

Edwin G. Brown
EDWIN G BROWN
Registered Land Surveyor
Florida Certificate No. 2319.

86-314
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& ASSOCIATES, INC.**
PROFESSIONAL LAND SURVEYORS

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JAMES T. RODDENBERRY, P.L.S

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(904) 926-3016

February 19, 1987

ROWELL REALTY

WOODLAND HERITAGE, PHASE 2

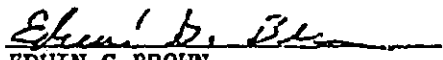
TRACT 16

I hereby certify that this is a true and correct representation of the following described property and that this description meets the minimum technical standard for land surveying (Chapter 21-HH-6, Florida Administrative Code).

Commence at a concrete monument marking the Northwest corner of Section 9, Township 3 South, Range 1 West, Wakulla County, Florida, and thence run South 89 degrees 37 minutes 02 seconds East along the North boundary of said Section 9 a distance of 1,275.62 feet to the centerline of a 60.00 foot roadway easement, thence run South 00 degrees 23 minutes 19 seconds West along said centerline 1,090.15 feet to the POINT OF BEGINNING. From said POINT OF BEGINNING continue South 00 degrees 23 minutes 19 seconds West along said centerline 545.14 feet, thence run South 89 degrees 37 minutes 02 seconds East 399.51 feet, thence run North 00 degrees 23 minutes 19 seconds East 545.14 feet, thence run North 89 degrees 37 minutes 02 seconds West 399.55 feet to the POINT OF BEGINNING containing 5.00 acres, more or less.

SUBJECT to a roadway easement over and across the Westerly 30.00 feet thereof.

The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary to the subject property. It is possible there are deeds of records, unrecorded deeds, easements or other instruments which could affect the boundaries.


EDWIN G. BROWN
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February 19, 1987

ROWELL REALTY

WOODLAND HERITAGE, PHASE 2


TRACT 17

I hereby certify that this is a true and correct representation of the following described property and that this description meets the minimum technical standard for land surveying (Chapter 21-HH-6, Florida Administrative Code).

Commence at a concrete monument marking the Northwest corner of Section 9, Township 3 South, Range 1 West, Wakulla County, Florida, and thence run South 89 degrees 37 minutes 02 seconds East along the North boundary of said Section 9 a distance of 1,275.62 feet to the centerline of a 60.00 foot roadway easement, thence run South 00 degrees 23 minutes 19 seconds West along said centerline 545.05 feet to the POINT OF BEGINNING. From said POINT OF BEGINNING continue South 00 degrees 23 minutes 19 seconds West along said centerline 545.10 feet, thence run South 89 degrees 37 minutes 02 seconds East 399.55 feet, thence run North 00 degrees 23 minutes 19 seconds East 545.10 feet, thence run North 89 degrees 37 minutes 02 seconds West 399.58 feet to the POINT OF BEGINNING containing 5.00 acres, more or less.

SUBJECT to a roadway easement over and across the Westerly 30.00 feet thereof.

The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary to the subject property. It is possible there are deeds of records, unrecorded deeds, easements or other instruments which could affect the boundaries.


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February 18, 1987

ROWELL REALTY

WOODLAND HERITAGE, PHASE 2

TRACT 25

I hereby certify that this is a true and correct representation of the following described property and that this description meets the minimum technical standard for land surveying (Chapter 21-HH-6, Florida Administrative Code).

Commence at a concrete monument marking the Southeast corner of the Northwest Quarter of Section 9, Township 3 South, Range 1 West, Wakulla County, Florida, and thence run North 00 degrees 16 minutes 44 seconds West along the East boundary of the Northwest Quarter of said Section 9, a distance of 482.35 feet to the POINT OF BEGINNING. From said POINT OF BEGINNING continue North 00 degrees 16 minutes 44 seconds West along said East boundary 359.44 feet, thence run North 89 degrees 37 minutes 02 seconds West 603.87 feet to the centerline of a 60.00 foot roadway easement, thence run South 00 degrees 23 minutes 46 seconds West along said centerline 359.41 feet to the centerpoint of a cul-de-sac, said cul-de-sac having a 50.00 foot radius, thence run South 89 degrees 37 minutes 02 seconds East 608.10 feet to the POINT OF BEGINNING containing 5.00 acres, more or less.

SUBJECT to a roadway easement over and across a portion of the Westerly 30.00 feet thereof.

ALSO SUBJECT to a cul-de-sac easement over and across the Southwesterly corner thereof.

The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary to the subject property. It is possible there are deeds of records, unrecorded deeds, easements or other instruments which could affect the boundaries.


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TRACT 26

I hereby certify that this is a true and correct representation of the following described property and that this description meets the minimum technical standard for land surveying (Chapter 21-HH-6, Florida Administrative Code).

Commence at a concrete monument marking the Southeast corner of the Northwest Quarter of Section 9, Township 3 South, Range 1 West, Wakulla County, Florida, and thence run North 00 degrees 16 minutes 44 seconds West along the East boundary of the Northwest Quarter of said Section 9, a distance of 841.79 feet to the POINT OF BEGINNING. From said POINT OF BEGINNING continue North 00 degrees 16 minutes 44 seconds West along said East boundary 361.97 feet, thence run North 89 degrees 37 minutes 02 seconds West 599.61 feet to the centerline of a 60.00 foot roadway easement, thence run South 00 degrees 23 minutes 46 seconds West along said centerline 361.94 feet, thence run South 89 degrees 37 minutes 02 seconds East 603.87 feet to the POINT OF BEGINNING containing 5.00 acres, more or less.

SUBJECT to a roadway easement over and across the Westerly 30.00 feet thereof.

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ROWELL REALTY

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TRACT 27

I hereby certify that this is a true and correct representation of the following described property and that this description meets the minimum technical standard for land surveying (Chapter 21-HH-6, Florida Administrative Code).

Commence at a concrete monument marking the Southeast corner of the Northwest Quarter of Section 9, Township 3 South, Range 1 West, Wakulla County, Florida, and thence run North 00 degrees 16 minutes 44 seconds West along the East boundary of the Northwest Quarter of said Section 9, a distance of 1,203.76 feet to the POINT OF BEGINNING. From said POINT OF BEGINNING continue North 00 degrees 16 minutes 44 seconds West along said East boundary 125.26 feet to a concrete monument, thence run North 00 degrees 19 minutes 31 seconds West along said East boundary 239.33 feet, thence run North 89 degrees 37 minutes 02 seconds West 595.13 feet to the centerline of a 60.00 foot roadway easement, thence run South 00 degrees 23 minutes 46 seconds West along said centerline 364.57 feet, thence run South 89 degrees 37 minutes 02 seconds East 599.61 feet to the POINT OF BEGINNING containing 5.00 acres, more or less.

SUBJECT to a roadway easement over and across the Westerly 30.00 feet thereof.

The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary to the subject property. It is possible there are deeds of records, unrecorded deeds, easements or other instruments which could affect the boundaries.


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