

Return to: (please self-addressed stamped envelope)  
Name:

Address:

This Instrument Prepared by: Pat Foe, Woodlands  
Title Company, Inc.  
Address: P. O. Box 726  
Crawfordville, FL 32326

Property Appraisers Parcel Identification (Folio) Number(s):

00-00-058-151-09962-026  
Grantee(s) S.S. #s:

WARRANTY DEED  
STATUTORY  
F.S. 688.02

RAMCO FORM 4-1/2

RECORDED  
AT TIME & DATE NOTED

94 MAR 11 AM 9:26

J. HAROLD THURMOND  
CLERK, CIRCUIT COURT  
WAKULLA COUNTY FLORIDA

113727

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

(Wherever used herein the terms "first party" and "second party" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

**This Indenture, Made this 8<sup>th</sup> day of March, A.D. 1994,**  
**Between** Jimmy Boynton Realty, Inc., A Florida Corporation

of the County of Leon <sup>single</sup> in the State of Florida, party of the first part, and  
Judith M. Orange, a married woman  
of the County of Wakulla, in the State of Florida, whose post office address is  
Rt. 1, Box 356, Sopchoppy, Florida 32358  
party of the second part.

**Witnesseth, That the said party of the first part, for and in consideration of the sum of**  
**Ten Dollars and no/100----- Dollars,**  
**to them in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged,**  
**has granted, bargained, and sold to the said party of the second part, her heirs and assigns forever, the**  
**following described land, situate, and being in the County of Wakulla, State of Florida**  
**to-wit:**

See Attached Exhibit "A" for Legal Description

This property is not nor has it ever been the homestead of  
said grantor as described by Florida law.

And the said party of the first part do hereby fully warrant the title to said land, and will defend  
the same against the lawful claims of all persons whomsoever.

**In Witness Whereof, The said party of the first part has hereunto set his hand**  
**and seal the day and year first above written.**

Signed, sealed and delivered in the presence of:

Witness Signature (as to first Grantee)  
Doris Jean Lanham  
Witness Signature (as to first Grantee)  
P. O. Box 4167  
Tallahassee, FL 32315  
Witness Signature (as to first Grantee)  
P. O. Box 4167  
Tallahassee, FL 32315

James M. Boynton  
James M. Boynton, President  
of Jimmy Boynton Realty, Inc.  
P. O. Box 4167  
Tallahassee, FL 32315  
Post Office Address

Witness Signature (as to Co-Grantee, if any)

Witness Signature (as to Co-Grantee, if any)

Witness Signature (as to Co-Grantee, if any)

Witness Signature (as to Co-Grantee, if any)

STATE OF Florida

COUNTY OF Leon

James M. Boynton, President of Jimmy Boynton Realty, Inc. a Florida

known to me to be the person described in and who executed the foregoing instrument, who acknowledged before me that he  
executed the same, that I relied upon the following form of identification of the above-named person: personally known  
and that an oath (was)(was not) taken.

I hereby Certify that on this day, before me, an officer duly authorized  
to administer oaths and take acknowledgments, personally appeared

Witness my hand and official seal in the County and State last aforesaid this  
8<sup>th</sup> day of MARCH, A.D. 1994

Notary Signature  
Doris Jean Lanham  
Notary Public, State of Florida  
My Comm. Exp. Feb. 17, 1995  
Banded thru PICHARD Ins. Agency

NOTARY NUMBER STAMP SEAL  
PUC REC 228 PAGE 897  
NOTARY PUBLIC  
STATE OF FLORIDA  
MY COMM. EXP. FEB. 17, 1995  
Banded thru PICHARD Ins. Agency

Exhibit "A"

Lot 26, BETTYWOOD II SUBDIVISION as per map or plat thereof recorded in Plat Book 2, Page 41 of the Public Records of Wakulla County, Florida.

Described as follows: Bettywood Unit II, Tract No. 26 Commencing at the Northwest corner of Lot No. 58 of the Hartsfield Survey in Wakulla County, Florida (marked by a concrete monument set by the St. Joe Paper Company), thence run south 17 degrees 53 minutes 45 seconds East along the West boundary of Lot 58 a distance of 1625.74 feet to a concrete monument; thence run North 72 degrees 36 minutes 07 seconds East 178.00 feet to a concrete monument lying on the Southwesterly boundary of a 60 foot radius cul-de-sac of an existing roadway easement (Sommer Road); thence continue North 72 degrees 36 minutes 07 seconds East 60.00 feet to the center of said cul-de-sac and the POINT OF BEGINNING. From said POINT OF BEGINNING thence run North 72 degrees 36 minutes 07 seconds East along the centerline of an existing 60 foot roadway easement (Sommer Road) 238.00 feet; thence run North 17 degrees 53 minutes 45 seconds West 30.00 feet to a concrete monument on the Northerly boundary of said roadway easement; thence run North 17 degrees 53 minutes 45 seconds West 371.78 feet to a concrete monument; thence run South 72 degrees 23 minutes 10 seconds West 238.00 feet, thence run South 17 degrees 53 minutes 45 seconds East 340.90 feet to a concrete monument on the Northerly boundary of said cul-de-sac; thence continue South 17 degrees 53 minutes 45 seconds East 60.00 feet to the POINT OF BEGINNING; containing 2.19 acres, more or less.

The above described property being subject to a 60 foot roadway easement.

Together with access over and across the three roads known as Jenny Lynn Road, Sommer Road, and Brooke Road as described in Plat Book 2, Page 41 of the Public Records of Wakulla County, Florida. Subject to the Terms and Conditions of the Bettywood II Homeowners Association as stated on the Plat recorded at Plat Book 2, Page 41 of the Public Records of Wakulla County, Florida.

Documentary Tax Pd. \$ 63.70  
\$ \_\_\_\_\_ Intangible Tax Pd.  
J. Harold Thurmond, Clerk, Wakulla County  
By John M. Wells Deputy Clerk

OFF. REC. 228 PAGE 898