

7621-96
This Instrument Prepared by:
Name: Tracy C. Chuley
Address: WAKULLA TITLE COMPANY, INC.
P. O. Box 1022
Crawfordville, FL 32326

Return to:
Grantee(s) Name:

Address:

Property Appraisers Parcel Identification Number(s):
00-00-121-000-11962-007

Grantee(s) S.S #'s:

SPACE ABOVE THIS LINE FOR PROCESSING DATA

INDIV. TO INDIV.

FILED AND RECORDED
DATE 04/17/1996 TM 15:14

J. HAROLD THURMOND CLERK
CO:WAKULLA ST:FL

DOC STAMPS 140.00
INTANG TAX: .00

SPACE ABOVE THIS LINE FOR RECORDING DATA

THIS WARRANTY DEED Made the 29th day of March A.D. 1996 by MALONE PEDDIE, Guardian of the Estate of ~~Tracy C. Chuley~~, Incompetent, and CHARLES L. COOPER, a married man hereinafter called the grantor, to SLEDGE CO. ~~WAKULLA TITLE COMPANY, INC.~~, a Florida corporation whose post office address is 93 Walker Creek Drive, Crawfordville, FL 32327 hereinafter called the grantee:
(Whoever 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 \$10.00 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 made a part hereof.

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, if any, not specifically reimposed or extended hereby.

Together, with all the tenements, hereditaments and appurtenances thereto belonging or in otherwise appertaining. To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with the grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good rights 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, 1995.

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:

CAROL ANN WILLIAMS
Signature
CAROL ANN WILLIAMS
Printed Signature

LOUISE S. JONES
Signature
LOUISE S. JONES
Printed Signature

MALONE PEDDIE, Guardian of the Estate of J. K. PEDDIE, JR.
Signature
MALONE PEDDIE, Guardian
ROUTE 1, BOX 2
Address
HOSFORD, FL 32334

SEE SEPARATE ACKNOWLEDGMENT
CHARLES L. COOPER

FL# 131892 B 273 P 406
REC NO. 16108007159

STATE OF FLORIDA
COUNTY OF LEON

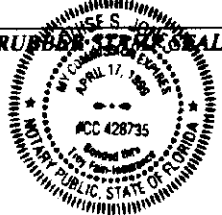
MALONE PEDDIE, Guardian of the Estate of J. K. PEDDIE, JR., Incompetent, CHARLES L. COOPER and MARY R. COOPER, husband and wife known to me to be the person(s) described in and who executed the foregoing instrument, who acknowledged before me that he/she/they executed the same, that I relied upon the following form of identification of the above-named person(s): MALONE PEDDIE and that an oath 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 29 day of MARCH, A.D. 1996.

LOUISE S. JONES
Notary Signature
LOUISE S. JONES

NOTARY RUBBER SEAL



ADDITIONAL ACKNOWLEDGMENT

STATE OF FLORIDA

COUNTY OF LEON

Signed, sealed and delivered in the presence of:

[Signature]
 Signature
ARAC ANN WILLIAMS
 Printed Signature

[Signature]
 Signature
LOUISE S. JONES
 Printed Signature

[Signature]
 Signature CHARLES L. COOPER
2414 E. PLAZA DR
 Address
TALLAHASSEE, FL 32308

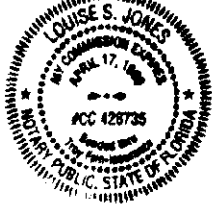
STATE OF Florida
COUNTY OF LEON

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

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

Witness my hand and official seal in the County and State last aforesaid this 29 day of MARCH, A.D. 1999: 96

NOTARY RUBBER STAMP SEAL



[Signature]
 Notary Signature
LOUISE S. JONES
 Printed Notary Signature

FLH 131892 R 273 P 407
REC NO. 16108007159

EXHIBIT "A"

Commence at the Southeast corner of Lot 116 (also known as Lot 125) of the Hartsfield Survey of Lands in Wakulla County, Florida, and thence run South 72 degrees 47 minutes West along the Southerly boundary of said Lot 116 a distance of 206.20 feet to the Westerly right-of-way boundary of State Road No. S-367 for the POINT OF BEGINNING. From said POINT OF BEGINNING continue South 72 degrees 47 minutes West along the Southerly boundary of said Lot 116 a distance of 218.86 feet to a concrete monument, thence run South 40 degrees 45 minutes 37 seconds East 282.95 feet to a concrete monument on the Northwesterly right-of-way boundary of Kornegay Way, thence run North 28 degrees 36 minutes 15 seconds East along said right-of-way boundary 125.91 feet to a concrete monument, thence run North 12 degrees 35 minutes 33 seconds East along said right-of-way boundary 49.55 feet to a concrete monument marking the intersection with the Westerly right-of-way boundary said State Road No. S-367, said point lying a curve concave to the North-easterly, thence run Northwesterly along said right-of-way boundary and along said curve with a radius of 988.37 feet, thru a central angle of 07 degrees 28 minutes 55 seconds for an arc distance of 129.07 feet, the chord of said arc being North 21 degrees 15 minutes 35 seconds West 128.97 feet to the POINT OF BEGINNING containing 0.84 of an acre, more or less. Situate, lying and being in Lot 121 of the Hartsfield Survey of Lands in Wakulla County, Florida.

FL# 131892 B 273 P 488
REC NO. 16100007159