

Return to:

Name: STEWART TITLE OF TALLAHASSEE, INC.

Address: 3301 Thomasville Road Suite 202

Tallahassee, FL 32312

This Instrument Prepared by: SHERRY FORDHAM

STEWART TITLE OF TALLAHASSEE, INC.

3301 Thomasville Road Suite 202

Tallahassee, FL 32312

Inst:0000181610 Date:08/28/2001 Time:14:31:10

Doc Stamp-Deed : 245.00

DC, Brent Thurmond, WAKULLA County B:418 P:255

as a necessary incident to the fulfillment of conditions

contained in a title insurance commitment issued by it.

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

125S03W03800994000&007290

Grantee(s) S.S.#(s):

FILE NO: 01011492

WARRANTY DEED

This Warranty Deed Made this 21st day of August, 2001,

by ROY B. HASTY, JR.

whose marital status is:

hereinafter called the grantor, whose post office address is:

2030 Chowkeebbin Nene Tallahassee, FL 32301

to HENRY M. LANIER, UNMARRIED

whose post office address is: 2030 CHOWKEEBBIN NENE TALLAHASSEE, FL 32301

hereinafter called the grantee,

WITNESSETH: That said grantor, for and in consideration of the sum of \$10.00 Dollars, 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, Florida, viz:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

This property ☒ [is not] the homestead of the Grantor(s).

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully 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, 2000, reservations, restrictions and easements of record, if any.

(The terms "grantor" and "grantee" herein shall be construed to include all genders and singular or plural as the context indicates.)

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

Signed, Sealed and Delivered in Our Presence:

Witness Signature: Deanna L. Shriver Roy B. Hasty, Jr. (Seal)

Witness Printed Name: DEANNA L. SHRIVER ROY B. HASTY, JR.

Witness Signature: [Signature] (Seal)

Witness Printed Name: Sherry Fordham

Witness Signature: _____ (Seal)

Witness Printed Name: _____

Witness Signature: _____ (Seal)

Witness Printed Name: _____

STATE OF FLORIDA
COUNTY OF WAKULLA

The foregoing instrument was acknowledged before me this 21st day of August, 2001,
by ROY B. HASTY, JR.

who is/are personally known to me or who has/have produced driver license(s) as identification.

My Commission expires:

Serial Number:

Printed Name:

Notary Public

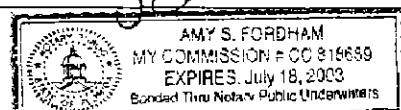


EXHIBIT "A"

ALL OF BLOCK 17, CONSISTING OF LOTS 69, 70, 71 AND A FRACTIONAL UNNUMBERED LOTS, OF THE TOWN OF SOPCHOPPY, FLORIDA, EAST SIDE, AS SHOWN BY MAP OR PLAT THEREOF OF RECORD ON PAGE 641 OF DEED BOOK 2 OF THE PUBLIC RECORDS OF WAKULLA COUNTY, FLORIDA.

AND

BEGIN AT THE NORTHEASTERLY CORNER OF FRACTIONAL LOT 69 OF BLOCK 17 OF EAST ADDITION TO THE TOWN OF SOPCHOPPY, AS SHOWN BY MAP OR PLAT THEREOF OF RECORD ON PAGE 641 OF DEED BOOK 2 OF THE PUBLIC RECORDS OF WAKULLA COUNTY, FLORIDA, AND RUN SOUTH 78 DEGREES 58 MINUTES EAST ALONG THE SOUTHERLY BOUNDARY OF THE RIGHT-OF-WAY OF U.S. HIGHWAY NO. 319, A DISTANCE OF 60 FEET TO THE NORTHWESTERLY CORNER OF THE ETHEL R. MORRISON PROPERTY, THENCE RUN SOUTH 11 DEGREES 2 MINUTES WEST ALONG THE WESTERN BOUNDARY OF SAID MORRISON PROPERTY 300 FEET TO THE SOUTHEASTERLY CORNER OF FRACTIONAL BLOCK 17 OF SAID EAST ADDITION TO THE TOWN OF SOPCHOPPY, THENCE RUN NORTH ALONG THE EAST BOUNDARY OF SAID FRACTIONAL BLOCK 17 THE DISTANCE OF 305.6 FEET TO THE POINT OF BEGINNING. SAID LAND LIES IN THE NORTHWEST QUARTER OF SOUTHEAST QUARTER (NW1/4 OF SE1/4) OF SECTION 12, TOWNSHIP 5 SOUTH, RANGE 3 WEST.

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