

Return to: (enclose self-addressed stamped envelope)

Name: Jennifer A. Beker

Address: 1200 Lackey Road
Roswell GA 30075

This Instrument Prepared by:

Name: Margaret Austin Teasley

Address: 825 Myrtle St. NE #1
Atlanta GA 30308

1 Property Appraiser Parcel Identification 00-00-043-010-08950-00

2 Folio Number(s):

3 Grantee(s) S.S. # (s)

Inst:0000189111 Date:06/25/2002 Time:11:36:36

Doc Stamp-Deed : 0.70

DC, Brent Thurmond, WAKULLA County B:447 P:651

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

This Warranty Deed, Made the 25th day of June, 2002, by
John N. Austin, JR.hereinafter called the Grantor, to Jennifer A. Beker
whose post office address is 1200 Lackey Road; Roswell GA 30075
hereinafter called the Grantee.(Wherever 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, wherever the context so admits or requires.)Witnesseth, That the Grantor, for and in consideration of the sum of \$ 1.00 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:Lot(s) numbered 26 (Twenty-six) in Block 22 (Twenty-two)
of Wakulla Gardens, Unit III, as shown by plat of said
subdivision of record on page 43 Plat Book No. One of the
public records of Wakulla County, Florida.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, 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, 19In 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:

Witness Signature (as to first Grantee)

Wanda Guthrie

Printed Name

Donna Richardson

Witness Signature (as to first Grantee)

Donna Richardson

Printed Name

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

Printed Name

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

Printed Name

STATE OF FloridaCOUNTY OF WAKULLAMargaret Austin Teasley

known to me to be the person described in and who executed the foregoing instrument, who acknowledged before me that

executed the same, and an oath was not taken. (Check one) ☐ Said person(s) is/are personally known to me. ☒ Said person(s) provided thefollowing type of identification: USA Passport Exp. 11/6/05

Witness my hand and official seal in the County and State last aforesaid

this 25th day of June, A.D. 2002Wanda Guthrie

Notary Signature

Wanda Guthrie

Printed Name

