

This Instrument Prepared by: Patricia Foe
Name: WOODLANDS TITLE COMPANY, INC.
Address:
3079 Crawfordville Hwy
P.O. BOX 726
CRAWFORDVILLE, FLORIDA 32326

pursuant to the issuance of a title commitment.
Return to:
Grantee(s) Name:
Habitat for Humanity of Wakulla County

Address:
P. O. Box/596
Crawfordville, Florida 32327
Property Appraisers Parcel Identification Number(s):
00-00-078-013-11409-000
Grantee(s) S.S #'s:
SPACE ABOVE THIS LINE FOR PROCESSING DATA

WARRANTY DEED
INDIV. TO INDIV.

#189735

Doc Stamp-Deed : 14.00
DC, Brent Thurmond, WAKULLA County B:449 P:737
820

SPACE ABOVE THIS LINE FOR RECORDING DATA

THIS WARRANTY DEED Made the 10th day of July A.D. 2002 by Frances V. Lewis, a married woman f/k/a Frances V. Steuernagel f/k/a Mrs. W. R. Holley hereinafter called the grantor, to Habitat for Humanity of Wakulla County, a Florida Corporation whose post office address is P. O. Box/596, Crawfordville, Florida 32327 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)

WITNESSETH, that the grantor, for and in consideration of the sum \$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:

Lot five (5) Block "Q" Magnolia Gardens, as per plat of said subdivision recorded in Plat Book 1, Page 37 of the Public Records of Wakulla County, Florida. , Being the same property as shown by affidavit recorded OR Book 56, Page 263 and Warranty Deed recorded Deed Book 59, Page 156 of the Public Records of Wakulla County, Florida,
THIS IS VACANT LAND AND NOT THE HOMESTEAD OF OR ADJACENT TO THE HOMESTEAD OF SAID GRANTOR AS DESCRIBED BY FLORIDA LAW THEREFORE DOES NOT REQUIRE THE JOINDER OF SPOUSE. GRANTOR RESIDES IN AUGUSTA, GEORGIA.

SUBJECT TO SPECIAL ASSESSMENTS AND THOSE ACCRUING HEREAFTER, ZONING AND OTHER GOVERNMENTAL RESTRICTIONS AND QUALIFICATIONS, PUBLIC UTILITY EASEMENTS AND RESTRICTIVE COVENANTS OF RECORD, IF ANY.

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 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, 2001.

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:

Signature Jeremy Weiler
Printed Signature Jeremy Weiler
Signature Robert W. Rosier
Printed Signature Robert W. Rosier

Signature Frances V. Lewis
Signature Frances V. Lewis f/k/a Frances V. Steuernagel f/k/a Mrs. W. R. Holley
281 Mount Folly Road
Augusta, GA 30907-9368

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

STATE OF Georgia
COUNTY OF Columbia

Frances V. Lewis f/k/a Frances V. Steuernagel f/k/a Mrs. W. R. Holley, 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): Frances V Lewis and that an oath (was not) taken.

Witness my hand and official seal in the County and State last aforesaid this 8th day of July A.D. 2002.

Signature Della H Hendrix
Notary Signature Della H Hendrix
Printed Notary Signature Della H Hendrix

NOTARY RUBBER STAMP SEAL