

Prepared by:

North State Title Services, Inc.
3055 Crawfordville Highway
Crawfordville, Florida 32327

File Number: 03-445

Inst: 0000202892 Date: 09/24/2003 Time: 15:28
Doc Stamp-Deed : 454.30
DC, Brent Thurmond, WAKULLA County B:505 P:808

Warranty Deed

Made this September 22, 2003 A.D. By Ray Gray, a married man and John Mooshie, a married person d/b/a JR Partners, 1002 Wakulla Springs Road, Crawfordville, FL 32327, hereinafter called the grantor, to David Eustis and Linda Eustis, husband and wife, whose post office address is: 158 Woville Highway, Crawfordville, Florida 32327, hereinafter called the grantee:

(Whenever used herein the term "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 Ten Dollars, (\$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, Florida, viz:

See Attached Exhibit "A" Attached hereto and made a part hereof

Parcel ID Number: 33-2S-01E-000-04995-007

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, 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 our presence:

Cary Lea Mohr
Witness Printed Name Cary Lea Mohr

Wendy M Martin
Witness Printed Name Wendy M Martin

Ray Gray (Seal)
Ray Gray
Address: 1002 Wakulla Springs Road, Crawfordville, FL 32327

John Mooshie (Seal)
John Mooshie
Address: 1002 Wakulla Springs Road, Crawfordville, FL 32327

State of Florida
County of Wakulla

The foregoing instrument was acknowledged before me this September 22, 2003, by Ray Gray, a married man and John Mooshie, a married person d/b/a JR Partners, who is/are personally known to me or who has produced N/A as identification.

Wendy M Martin
Notary Public
Print Name: Wendy M Martin
My Commission Expires: 11/16/03

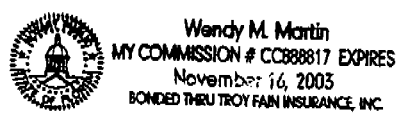
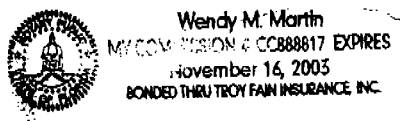


Exhibit "A"

Commencing at the Northwest corner of the South half of the Northwest quarter of Section 33, Township 2 South, Range 1 East, Wakulla County, Florida (marked by an old concrete monument), thence run South 1317.0 feet, thence run South 89 degrees 55 minutes East, along the half section line, 2124.11 feet to a concrete monument on the West right-of-way of FLA. State Road No. 363 and the POINT OF BEGINNING of tract described herein. From the POINT OF BEGINNING run South 10 degrees 37 minutes 21 seconds East, along the West right-of-way of FLA. State Road No. 363, a distance of 173.86 feet to a concrete monument (State Road 363 has a 66 foot right-of-way at time of this conveyance), thence run South 79 degrees 22 minutes 39 seconds West, 572.5 feet to a concrete monument on the East right-of-way of a county road, thence run North 10 degrees 46 minutes 41 seconds West, along the East right-of-way of said county road, 282.25 feet to a concrete monument, thence run South 89 degrees 55 minutes East, along the half section line, 583.46 feet to the POINT OF BEGINNING.

Together with a "HEAT" Mobile Home, ID's GBHMA10084A & GBHMA10084B and TTLE's 46565901 & 46590856

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Legal Description with Non Homestead
Closer's Choice