

This instrument prepared by:
MARY ELLEN DAVIS
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Inst:0000209957 Date:04/22/2004 Time:10:28
Doc Stamp-Deed : 0.70

DC, Brent Thurmond, WAKULLA County B:534 P:110

Parcel ID No: 00-12-42S-02W-000-01

WARRANTY DEED

This WARRANTY DEED executed this 12th day of April, A.D. 2004, by DELBERT ROBERTS, JR. and MARIAN ROBERTS, husband and wife, whose address is 11415 Yeats Drive, Catlett, VA 20119, hereinafter called Grantors, in favor of ANTHONY L. ROBERTS and DEANNA H. ROBERTS, husband and wife, whose address is 328 Guy Strickland Road, Crawfordville, FL 32327, hereinafter called Grantees:

Witnesseth: That the Grantors, for and in consideration of the sum of \$10.00 and other valuable consideration, receipt of which is hereby acknowledged, hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantees, all that certain land situate in the County of Wakulla, State of Florida, to wit:

Commence at the Southeast corner of the Southwest Quarter (SW1/4) of Section 24, Township 2 South, Range 2 West, and run thence North 00 degrees 09 minutes 00 seconds East along the east boundary line of said Southwest Quarter (SW1/4) 1,259.6 feet to a concrete monument marking the Southeast corner of Plot No. 165 of Old Hilliardville Subdivision, thence run North 89 degrees 32 minutes 20 seconds West along the south boundary line of said Plot No. 165 for a distance of 317.8 feet for the point of beginning. From said point of beginning, continue North 89 degrees 32 minutes 20 seconds West along the south boundary line of said Plot No. 165 a distance of 317.8 feet, thence run North 00 degrees 09 minutes 00 seconds East 137.07 feet, thence run South 89 degrees 32 minutes 20 seconds East 317.8 feet, thence run South 00 degrees 09 minutes 00 seconds West 137.07 feet to the point of beginning, containing 1 acre, more or less, in the Southwest Quarter (SW1/4) of Section 24, Township 2 South, Range 2 West.

Together with and subject to reservation of a non-exclusive easement for ingress and egress commencing at the Southeast corner of the property (at Guy Strickland Road right-of-way), and continuing along the southern boundary for 317.8 feet, and extending 20 feet into the deeded property from the southern boundary line.

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

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

And the Grantors hereby covenant with said Grantees that the Grantors are lawfully seized of said land in fee simple, that the Grantors have good right and lawful authority to sell and convey said land, and hereby warrant the land is free of all encumbrances and will defend against the law claims of all persons otherwise.

This Deed has been prepared using a legal description provided by Grantors without the benefit of a recent survey or title examination, and the preparer of this instrument bears no liability therefor.

In Witness Whereof, the said Grantors have signed and sealed these presents the day and year first above written.

Signed, sealed, and delivered in the presence of:

Delbert Roberts, Jr.
Delbert Roberts, Jr.

Janis Dean
Signature of First Witness
Print Name: Janis Dean

Lindsey Bass
Signature of Second Witness
Print Name: LINDSEY BASS



STATE OF VIRGINIA
COUNTY OF Warrenton

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State of Virginia and in the County aforesaid to take acknowledgments, personally appeared DELBERT ROBERTS, JR., to me known to be the person described in this instrument, or who produced VAID as identification, and who executed the foregoing instrument and who acknowledged before me that he executed the same.

WITNESS my hand and official seal in the County and State aforesaid this 12th day of April, 2004.

Susan Vescoqui
Signature of Notary Public
Print Name: Susan Vescoqui
Notary Public, State of Virginia
My Commission Expires: 7-31-08

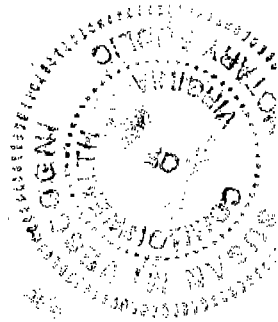
Inet:0000209957 Date:04/22/2004 Time:10:28
Doc Stamp-Deed : 0.70
DC, Brent Thurmond, WARRENTON County B:534 P:111

Unofficial COPY

Marian Roberts
Marian Roberts

Lindsey Bass
Signature of First Witness
Print Name: LINDSEY BASS

Janis Dean
Signature of Second Witness
Print Name: Janis Dean



STATE OF VIRGINIA
COUNTY OF Warrenton

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State of Virginia and in the County aforesaid to take acknowledgments, personally appeared MARIAN ROBERTS, to me known to be the person described in this instrument, or who produced VAID as identification, and who executed the foregoing instrument and who acknowledged before me that she executed the same.

WITNESS my hand and official seal in the County and State aforesaid this 12th day of April, 2004.

Susan Vescoqui
Signature of Notary Public
Print Name: Susan Vescoqui
Notary Public, State of Virginia
My Commission Expires: 7-31-08