

Prepared by and return to:

Jennifer Brown

Paralegal

Mathews Law Firm, P.A.

277 Pinewood Drive,

Tallahassee, FL 32303

850-681-9303

File Number: 2004-050

Inst:0000213437 Date:07/19/2004 Time:13:49

Doc Stamp-Deed : 420.00

DC, Brent Thurmond, WAKULLA County B:548 P: 4

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## Special Warranty Deed

**This Special Warranty Deed** made this 8th day of June, 2004 between Gateway Property Development, Inc., a Florida Corporation whose post office address is 1804 Miccosukee Commons Dr, Suite 206, Tallahassee, Florida 32308, grantor, and Hadrian Construction, Inc., a Florida corporation whose post office address is 1804 Miccosukee Commons Dr, Suite 206, Tallahassee, FL 32308, grantee:

(Whenever 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, trusts and trustees)

**Witnesseth**, that said grantor, for and in consideration of the sum TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, does hereby remise, release, and quitclaim to the said grantee, and grantee's heirs and assigns forever, all the right, title, interest, claim and demand which grantor has in and to the following described land, situate, lying and being in Wakulla County, Florida to-wit:

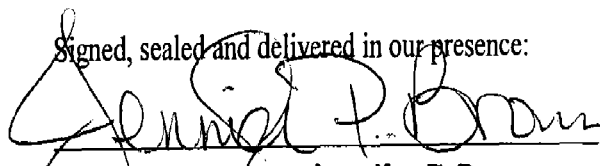
Lots 7, 8, 17, and 18, Block 59, Wakulla Gardens, Unit IV, according to the Plat thereof, recorded in Plat Book 1, Page (s) 46, of the Public Records of Wakulla County, Florida.

Parcel Identification Number: 00-00035-011-09472-000 & 09478-000

**To Have and to Hold**, the same together with all and singular the appurtenances thereto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of grantors, either in law or equity, for the use, benefit and profit of the said grantee forever.

**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 Name: Jennifer P. Brown

Gateway Property Development, Inc.

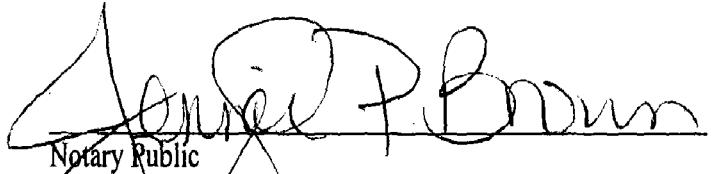
  
By: Matthew Parker  
Its: President

Witness Name: Katrice Thompson

STATE OF  
COUNTY OF

The foregoing instrument was acknowledged before me this 11th day of June, 2004 by Matthew Parker as President of Gateway Property Development, Inc., who is personally known to me or has produced a Florida Driver's License as identification.

[Notary Seal]

  
Notary Public

Printed Name: \_\_\_\_\_

My Commission Expires: \_\_\_\_\_



Jennifer P. Brown  
MY COMMISSION # DD188415 EXPIRES  
February 25, 2007  
BONDED THRU TROY FAIN INSURANCE, INC.

Inst:0000213437 Date:07/19/2004 Time:13:49

Doc Stamp-Deed : 420.00

\_\_\_\_\_, DC, Brent Thurmond, WAKULLA County B:548 P: 5

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