

This Instrument Prepared by & return to:

Name: W. Crit Smith, Esq.  
Susan S. Thompson, Esq.  
Frank S. Shaw, III, Esq.  
Daniel E. Manausa, Esq.  
Smith, Thompson, Shaw & Manausa, P.A.  
Address: P.O. Box 39, 2273 Surf Road  
Ochlockonee Bay, FL 32346  
20043393THK  
Parcel I.D. #: 03-6S-02W-035-03761-000

Inet:0000215104 Date:08/26/2004 Time:15:31  
Doc Stamp-Deed : 595.00  
DC, Brent Thurmond, WAKULLA County B:554 P:685

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

**THIS WARRANTY DEED** Made the 20TH day of August, A.D. 2004, by TONI ROUSSEAU, A MARRIED WOMAN, hereinafter called the grantor, to JOSEPH M. KANE, A SINGLE MAN, whose post office address is 39 PALMETTO DR., CRAWFORDVILLE, FL 32327, hereinafter called the grantee:

(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument, singular and plural, 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 \$10.00 and other valuable consideration, receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the grantee all that certain land situate in Wakulla County, State of Florida, viz:

LOTS 11 ~~XXI~~, BLOCK K, SURF, A SUBDIVISION AS PER MAP OR PLAT THEREOF AS RECORDED IN DEED BOOK 17, PAGE 222, OF THE PUBLIC RECORDS OF WAKULLA COUNTY, FLORIDA.

GRANTOR HEREIN AFFIRMS THAT THE ABOVE DESCRIBED PROPERTY IS NON-HOMESTEAD.

Subject to taxes for the year 2004 and subsequent years, restrictions, reservations, covenants and easements of record, if any.

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 she is lawfully seized of said land in fee simple; that she has good right and lawful authority to sell and convey said land, and 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, 2003.

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:

Janie Stange  
Witness Signature

TERRIE T. PERSINGER  
Printed Name

[Signature]  
Witness Signature

Therese M. Peters  
Printed Name

Toni Rousseau L.S.  
TONI ROUSSEAU  
Address:  
1282 ROYAL BIRKDALE CIR., ROCKLEDGE, FL  
32955

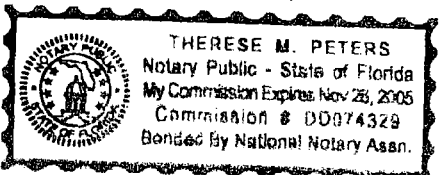
State of Florida  
County of DEWARD

I hereby Certify that on this day, before me, an officer duly authorized to administer oaths and take acknowledgements, personally appeared TONI ROUSSEAU, A MARRIED WOMAN, known to me to be the person described in and who executed the foregoing instrument, who acknowledged before me that he/she executed the same, and that I relied upon the following form of identification of the above-named person:

and that an oath was not taken.

Witness my hand and official seal in the County and State last aforesaid this 20 day of August, A.D. 2004.

Notary Public Rubber Stamp Seal



Therese M. Peters  
Notary Signature

THERESE M. PETERS  
Printed Notary Signature