

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:
R H Carter

Address:
860 Rehwinkle Raod
Crawfordville, Fl 32327

Property Appraisers Parcel Identification Number(s):
00-00-036-007-09720 & 10764&107

WARRANTY DEED
INDIV. TO INDIV.

Inet:0000228909 Date:08/22/2005 Time:16:56
Doc Stamp-Deed : 297.50
DC, Brent Thurmond, WAKULLA County B:611 P:109

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

THIS WARRANTY DEED Made the 18th day of August A.D. 2005 by Eugene E. Cutchin and Elma L Cutchin, husband and wife hereinafter called the grantor, to R H Carter, a married man whose post office address is 860 Rehwinkle Raod, Crawfordville, Fl 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:

Lots Forty One (41) and Forty two (42) Block "A", and Lot Forty Six (46) Block "P", Magnolia Gardens, as per plat of said subdivision recorded in Plat Book 1, Page 37 of the Public Records of Wakulla County, Florida.

AND
Lots Twenty-six (26), Twenty-Seven (27), of the subdivision known as Pan Cera, Section One as per plat recorded in the office of the Clerk of the Circuit Court of Wakulla County, Florida among the land records of said county at Plat Book No. One (1) Page Thirty five (35), and being the same property as described as:

Lots Twenty-six (26), Twenty-Seven (27), Block H, of the subdivision known as Pan Cera, as per plat recorded in the office of the Clerk of the Circuit Court of Wakulla County, Florida among the land records of said county at Plat Book No. One (1) Page Twenty-eight (28)

See attached survey and certification by Thurman Roddenberry & Associates, Job # 04-806 dates August 9, 2005.
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.

This is not the homestead of grantor(s) as described by Florida Law and does not require the joinder of spouse and they reside at 1687 Woodville Highway, crawfordville, Fl 32327

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, 2004.

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]
Signature
Patricia Foe
Printed Signature
Cheryl Bliss
Signature
Cheryl Bliss
Printed Signature
Patricia Foe
Signature
Patricia Foe
Printed Signature
Rhonda R. Lawton
Signature
Rhonda R. Lawton
Printed Signature

[Signature]
Signature Eugene E. Cutchin
1687 Woodville Highway
crawfordville, Fl 32327
[Signature]
Signature Elma L Cutchin
1687 Woodville Highway
crawfordville, Fl 32327

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

STATE OF FLORIDA
COUNTY OF WAKULLA

Eugene E. Cutchin and Elma L Cutchin, husband and wife 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): _____ and that an oath was not taken.

Witness my hand and official seal in the County and State last aforesaid this day of August 18, 2005

NOTARY RUBBER STAMP SEAL



Patricia Foe
MY COMMISSION # DD059444 EXPIRES
November 3, 2005
BONDED THRU FOY FAIR INSURANCE, INC.

[Signature]
Notary Signature
[Signature]
Printed Notary Signature

PLAT OF BOUNDARY SURVEY CERTIFIED TO:
 R.H. CARTER and BEVERLY CARTER,
 WOODLANDS TITLE COMPANY,
 FIDELITY NATIONAL TITLE INSURANCE COMPANY

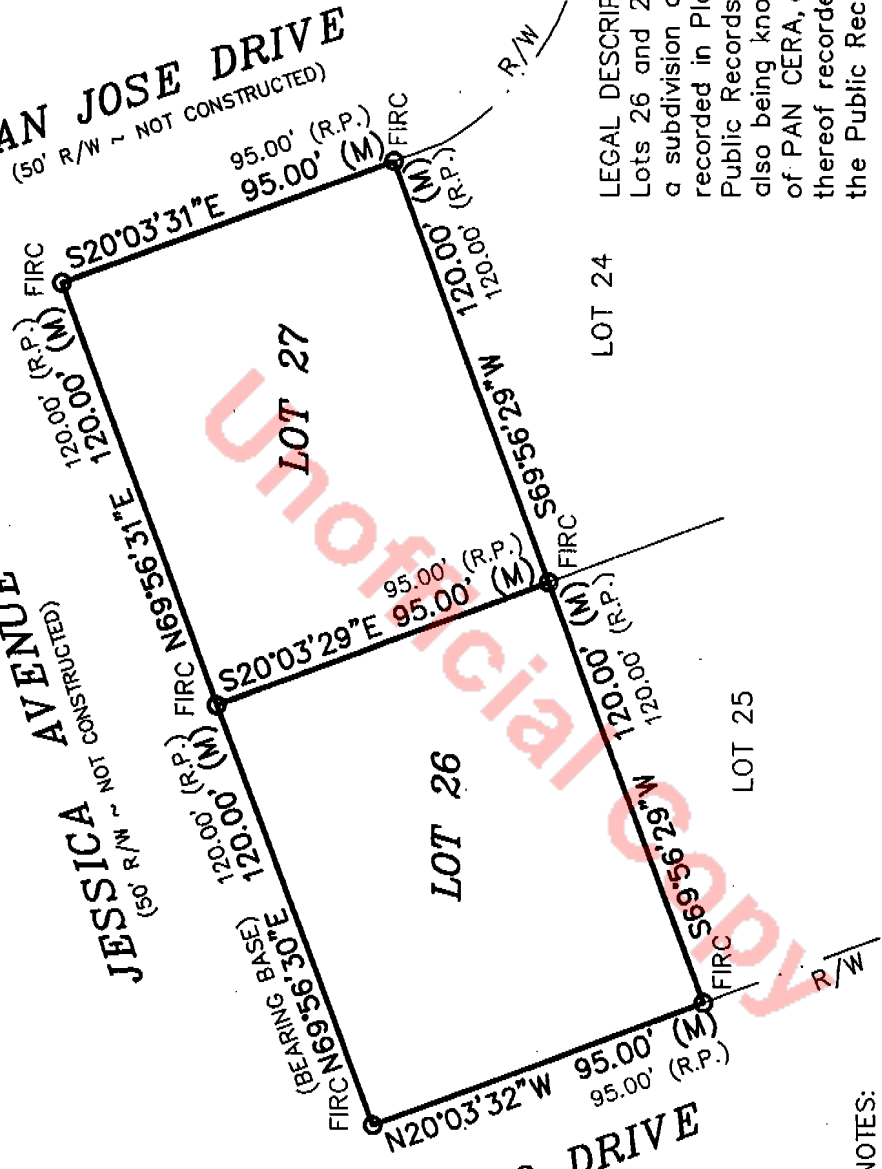
LEGEND
 R/W RIGHT OF WAY
 M MEASURED
 R.P. RECORD PLAT
 FIRC FOUND IRON ROD & CAP (#7160)
 FIP FOUND IRON PIPE
 --- NOT TO SCALE

SAN JOSE DRIVE
 (50' R/W ~ NOT CONSTRUCTED)

JESSICA AVENUE
 (50' R/W ~ NOT CONSTRUCTED)

SAN PEDRO DRIVE
 (50' R/W ~ DIRT)

STATE ROAD #365
 (SPRING CREEK HIGHWAY)



LEGAL DESCRIPTION:
 Lots 26 and 27, of PAN CERA, SECTION ONE, a subdivision as per map or plat thereof recorded in Plat Book 1, Page 35 of the Public Records of Wakulla County, Florida, also being known as Lots 26 and 27, Block H of PAN CERA, a subdivision as per map or plat thereof recorded in Plat Book 1, Page 28 of the Public Records of Wakulla County, Florida,

FLOOD ZONE INFORMATION:

Subject property is located in Zone C as per Flood Insurance Rate Map Community Panel No: 120315 0250B, index date: June 2, 1992, Wakulla County, Florida

NOTES:

1. SURVEY SOURCE: Record plat and a field survey performed by the undersigned surveyor.
2. BEARING REFERENCE: Southerly right-of-way boundary of Jessica Avenue being North 69 degrees 56 minutes 30 seconds East as per record plat.
3. NO IMPROVEMENTS have been located in this survey other than shown hereon.
4. There are NO VISIBLE ENCROACHMENTS other than those shown hereon.
5. This survey is dependent upon EXISTING MONUMENTATION.
6. Not valid without the signature and the original raised seal of a Florida licensed surveyor and mapper.

I hereby certify that this is a true and correct representation of the property shown hereon and that this survey meets the minimum standards for land surveying (Chapter 61017-6, Florida Administrative Code)

This undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary to the subject property. It is possible there are deeds of records, unregistered surveys, mortgages or other instruments which could affect the boundaries.

James T. Roddenberry
 JAMES T. RODDENBERRY
 Surveyor and Mapper
 Florida Certificate No. 4261

Thurman Roddenberry & Associates
 Professional Surveyor & Mappers
 LB No. 7160
 P.O. Box 100 • 125 Sheldon Street • Sopchoppy, FL 32358-0100 • (850) 982-2538
 DATE: 08/09/05 DRAWN BY: BB COUNTY: WAKULLA
 FILE: 04806.DWG DATE OF LAST FIELD WORK: 09/07/04 JOB NUMBER: 04-806