

THIS INSTRUMENT PREPARED BY AND RETURN TO:
Nancy Buchanan
WAKULLA TITLE COMPANY, INC.
3004 Crawfordville Highway
Crawfordville, FL 32327
Property Appraisers Parcel Identification (Folio) Numbers:
Pt. of 26-5S-02W-000-03550-020

Inst:0000231536 Date:10/21/2005 Time:11:55
Doc Stamp-Deed : 133.00
DC, Brent Thurmond, WAKULLA County B:621 P:887

SPACE ABOVE THIS LINE FOR RECORDING DATA

THIS WARRANTY DEED, made the 20th day of October, 2005 by **BEN WITHERS, INC.**, a Florida corporation, herein called the grantor, to **JAMES TAYLOR, SR.**, a married man, whose post office address is **P. O. Box 185, PANACEA, FL 32346**, 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 of TEN AND 00/100'S (\$10.00) Dollars 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.:

See Exhibit "A" attached hereto and made a part hereof.

Subject to easements, restrictions and reservations of record and to taxes for the year 2003 and thereafter.

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, 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:

BEN WITHERS, INC., a Florida corporation

[Signature]
BEN WITHERS, President
P. O. BOX 908, PANACEA, FL 32346

[Signature]
Witness #1 Signature

Nancy C Buchanan
Witness #1 Printed Name

[Signature]
Witness #2 Signature

Brian J. Plant
Witness #2 Printed Name

STATE OF FLORIDA
COUNTY OF WAKULLA

The foregoing instrument was acknowledged before me this 20th day of October, 2005 by BEN WITHERS, President of BEN WITHERS, INC., a Florida corporation on behalf of the corporation. He/She is personally known to me or has produced _____ as identification.

SEAL



[Signature]
Notary Signature

My Commission Expires:

Printed Notary Signature

EXHIBIT "A"

**Edwin G. Brown
& Associates, Inc.**

SURVEYORS * MAPPERS * ENGINEERS

SEPTEMBER 29, 2005

JAMES G. TAYLOR

2.00 ACRES
PARCEL "A"

I hereby certify that this is a true and correct representation of the following described property and that this description substantially meets the minimum technical standard for land surveying (Chapter 61G17, Florida Administrative Code).

Commence at the Northwest Corner of Section 26, Township 5 South, Range 2 West, Wakulla County, Florida; thence North 89 degrees 00 minutes 23 seconds West 994.40 feet to the centerline of Fishing Fool Way; thence run along said centerline South 00 degrees 56 minutes 11 seconds West 30.00 feet to the intersection of said centerline with the centerline of Tower Road; thence run along said centerline of Tower Road South 89 degrees 00 minutes 23 seconds East 329.83 feet; thence continue along said centerline South 00 degrees 01 minutes 07 seconds West 4174.32 feet; thence leaving said centerline run North 89 degrees 58 minutes 53 seconds West 30.00 feet to a concrete monument lying on the Westerly right of way of said Tower Road, said point being the POINT OF BEGINNING; thence from said POINT OF BEGINNING run along said right of way South 00 degrees 02 minutes 14 seconds West 172.88 feet to a rod and cap; thence leaving said right of way run North 89 degrees 58 minutes 34 seconds West 208.65 feet to a rod and cap; thence North 89 degrees 58 minutes 53 seconds West 295.31 feet to a rod and cap; thence North 00 degrees 02 minutes 14 seconds West 172.86 feet to a rod and cap; thence South 89 degrees 58 minutes 53 seconds East 503.96 feet to the POINT OF BEGINNING, containing 2.00 acres more or less.

The 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, unrecorded deeds, easements or other instruments which could affect the boundaries.



WADE G. BROWN
Surveyor & Mapper
Florida Certificate No. 5959
(LB 6475)

05-631PSC:28047

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