

Prepared by:  
Geneva Stokley  
North State Title Services, Inc.  
3055 Crawfordville Highway  
Crawfordville, Florida 32327  
Pursuant to the issuance of Title Insurance  
File Number: 06-3605

Warranty Deed

Made this 9<sup>th</sup> day of May, 2006 A.D. By **Richard David Miller**, a married man, whose address is: 111 Belle Forbes Lane, Crawfordville, FL 32327, hereinafter called the grantor, to **Southern Tradition Builders, Inc., a Florida Corporation**, whose post office address is: 111 Belle Forbes Lane, Crawfordville, FL 32327, hereinafter called the grantee:

(Whenever used herein the term "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 Dollars, (\$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, Florida, viz:

Lot 43, Block 22, Wakulla Gardens, Unit 1, a subdivision as per map or plat thereof recorded in Plat Book 1, Page 39, of the Public Records of Wakulla County, Florida.

Said property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) or any members of the household of Grantor(s) reside thereon.

Parcel ID Number: 00-00-035-008-07807-000

**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; that the grantor 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, 2005.

**In Witness Whereof**, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

Geneva Stokley  
Witness Printed Name Geneva Stokley

Sheryl M. Smyth  
Witness Printed Name Sheryl M. Smyth

Richard David Miller (Seal)  
Address: 111 Belle Forbes Lane, Crawfordville, FL 32327

State of Florida  
County of Wakulla

The foregoing instrument was acknowledged before me this 9<sup>th</sup> day of May, 2006, by Richard David Miller, who is/are personally known to me or who has produced \_\_\_\_\_ as identification.

Geneva Stokley  
Notary Public  
Print Name: \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_

