

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.  
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Crawfordville, FL 32327  
20067265WAK  
Parcel I.D. #: 36-3S-02W-182-01763-034

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

**THIS WARRANTY DEED** Made the 18th day of January, A.D. 2007, by RICHARD A. BRUCE and MILLIE C. GABY N/K/A MILLIE G. BRUCE, HUSBAND AND WIFE, hereinafter called the grantors, to KINGDOM IWEAJUNWA, A SINGLE MAN, whose post office address is 2922 MICCOSUKEE RD #5G, TALLAHASSEE, FL 32308, hereinafter called the grantee:

(Wherever used herein the terms "grantors" 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 grantors, for and in consideration of the sum of \$10.00 and other valuable consideration, receipt whereof is hereby acknowledged, do 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:

LOT 34, AUDUBON FOREST, A SUBDIVISION AS PER MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGE 62 OF PUBLIC RECORDS OF WAKULLA COUNTY, FLORIDA.

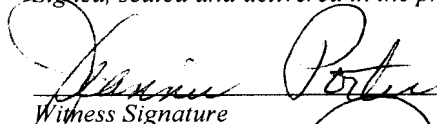
Subject to taxes for the year 2007 and subsequent years, restrictions, reservations, covenants and easements of record, if any.

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.

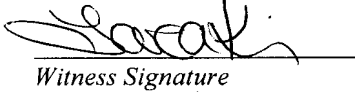
And the grantors hereby covenant with said grantee that they are lawfully seized of said land in fee simple; that they have good right and lawful authority to sell and convey said land, and hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever, and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2006.

In Witness Whereof, the said grantors have signed and sealed these presents, the day and year first above written.

Signed, sealed and delivered in the presence of:

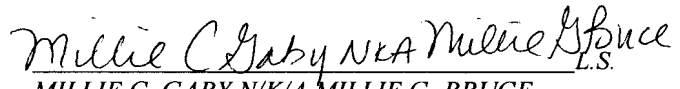
  
Witness Signature

JEANNE PORTER  
Printed Name

  
Witness Signature

Tara Kieser  
Printed Name

  
L.S.  
RICHARD A. BRUCE  
Address:  
241 DUNCAN DRIVE, Crawfordville, FL 32327

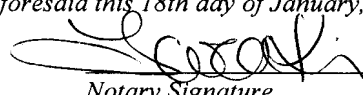
  
L.S.  
MILLIE C. GABY N/K/A MILLIE G. BRUCE  
Address:  
241 DUNCAN DRIVE, Crawfordville, FL 32327

State of Florida  
County of Wakulla

I hereby Certify that on this day, before me, an officer duly authorized to administer oaths and take acknowledgements, personally appeared RICHARD A. BRUCE and MILLIE C. GABY N/K/A MILLIE G. BRUCE, HUSBAND AND WIFE, known to me to be the persons described in and who executed the foregoing instrument, who acknowledged before me that they executed the same, and that I relied upon the following forms of identification of the above-named persons: PERSONALLY KNOWN and that an oath was not taken.

Witness my hand and official seal in the County and State last aforesaid this 18th day of January, A.D. 2007.

\_\_\_\_\_  
Notary Public Rubber Stamp Seal

  
Notary Signature



\_\_\_\_\_  
Printed Notary Signature