

THIS INSTRUMENT PREPARED BY AND RETURN TO:  
JAN HARPER-EDDINGER  
WAKULLA TITLE COMPANY, INC.  
3004 Crawfordville Highway  
Crawfordville, FL 32326  
Property Appraisers Parcel Identification (Folio) Numbers: 00-00-075-141-10234-A06

\_\_\_\_\_ Space Above This Line For Recording Data \_\_\_\_\_

**THIS WARRANTY DEED**, made the **25th** day of **January, 2008** by **STEFANE JOEL HORVATH**, a single person, herein called the grantor, to **STEPHEN ZIEMER and CARLA ZIEMER, husband and wife**, whose post office address is **3201 COLLEGE CORNER RD, RICHMOND, IN 47374**, hereinafter called the Grantees:  
*(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.:

**Lot 6, Block "A" of THE PINES**, a subdivision as per map or plat thereof recorded in **Plat book 2, page 28** of the Public Records of **Wakulla County, Florida**.

Subject to restrictions, easements and reservations of record, if any, not specifically reimposed or extended hereby.

**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 grantees 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, 2006**.

**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:


Witness #1 Signature \_\_\_\_\_  
Deborah L. Revell  
Witness #1 Printed Name \_\_\_\_\_  
Stella S. Bryant  
Witness #2 Signature \_\_\_\_\_  
Stella S. Bryant  
Witness #2 Printed Name \_\_\_\_\_

Stefane Joel Horvath  
STEFANE JOEL HORVATH  
219 BAY PINE DR., CRAWFORDVILLE, FL

STATE OF FLORIDA  
COUNTY OF ~~WAKULLA~~ FRANKLIN

The foregoing instrument was acknowledged before me this **25th** day of **January, 2008** by **STEFANE JOEL HORVATH** who is personally known to me or has produced HIS DRIVERS LICENSE as identification.

SEAL

 Stella Sanders-Bryant  
My Commission DD288537  
Expires March 31, 2008

ID ✓ Franklin County Jail Records  
Stella Sanders-Bryant  
Notary Public  
Stella Sanders-Bryant  
Printed Notary Name