

THIS INSTRUMENT PREPARED BY:
Hayward & Grant, P. A.
John A. Grant, Attorney
2121-G Killarney Way
Tallahassee, FL 32309
Property ID# 19-5S02W16702806D07

WARRANTY DEED

THIS INDENTURE, made this 11th day of January, 2012, between Billy C. Hudson, Sr., whose address is P.O. Box 606, Panacea, FL 32346, Grantor, and Donald W. Harrison, whose address is 14 Harris Circle, Sopchoppy, FL 32358, Grantee,

WITNESSETH:

That the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to it in hand paid by the Grantee, the receipt of which is hereby acknowledged, has granted, bargained and sold unto the Grantee, its heirs and assigns forever, the following described land, to-wit:

LOT 7, BLOCK "D" OF BUCKHORN CREEK WOODS, A SUBDIVISION AS PER MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGE 65, PUBLIC RECORDS OF WAKULLA COUNTY, FLORIDA.

TOGETHER WITH 2004 CAMBRIDGE DWMH, VIN #BL04GA0136447A AND BL04GA0136447B.

The herein referenced property is not the homestead of the grantor herein nor is it adjacent thereto.

SUBJECT to reservations, restrictions 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 Grantor hereby covenants with 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, 2010.

IN WITNESS WHEREOF, the Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

David Hoover
witness signature
DAVID A. HOOVER
printed witness name

Billy C. Hudson, Sr.
Billy C. Hudson, Sr.

Karen Hope Yore
witness signature
Karen Hope Yore
printed witness name

STATE OF FLORIDA
COUNTY OF Wakulla

The foregoing instrument was acknowledged before me this 11th day of January, 2012 by Billy C. Hudson, Sr. and Denise H. Averett, as joint tenants with full rights of survivorship, who is/are personally known to me or who produced Valid Florida as identification.

Karen Hope Yore
Notary Public

