

THIS INSTRUMENT PREPARED BY:
John A. Grant, Attorney
Hayward & Grant, P. A.
2121-G Killarney Way
Tallahassee, FL 32309

WARRANTY DEED

THIS INDENTURE, made this 29th day of June, 2012, between Charlie Willis Hartsfield and Martha Ann Hartsfield, husband and wife, whose address is 1432 Covey Ride West, Tallahassee, FL 32312, Grantor, and Charlie Willis Hartsfield and Martha Ann Hartsfield, as Trustees of the Hartsfield Family Trust dated June 29, 2012, whose address is 1432 Covey Ride West, Tallahassee, FL 32312, Grantees,

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, have granted, bargained and sold unto the Grantees, their heirs and assigns forever, the following described land, to-wit:

See Exhibit A

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 covenant with 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; 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, 2011.

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:

witness signature

John A. Grant

printed witness name

witness signature

Kelli Parish

printed witness name

Charlie W. Hartsfield
Charlie W. Hartsfield

Martha Ann Hartsfield
Martha Ann Hartsfield

STATE OF FLORIDA
COUNTY OF LEON

The foregoing instrument was acknowledged before me this 29th day of June, 2012, by Charlie W. Hartsfield and Martha Ann Hartsfield, who have produced FDL as identification.

Notary Public

Exhibit A

40 Waterline Road

Parcel ID 02-6S-03W-002-01336-000

Parcel ID 02-6S-03W-002-01330-000

Lot No. 5 in Block "A" of Ochlockonee Lodge Subdivision as shown by plat of said subdivision of record on page 29 of Plat Book No. 1 of the Public Records of Wakulla County, Florida.

Also

Part of Lot 1 in Block "A" of Ochlockonee Lodge Subdivision in Wakulla County, Florida as shown by a plat of said subdivision of record on page 29 of Plat Book No. 1 of the public records of said state and county, described as follows: Begin at a point which is 2181.2 feet South and 202 feet West of the Northeast corner of the West Half of the Northeast Quarter (W 1/2 of NE 1/4) of Section 2, Township 6 South, Range 3 West, thence run South 53 degrees 50 minutes East along the South margin of a county road 38.82 feet to the intersection of the South margin of said road with Riverside Drive, thence run South-Southwesterly along the West margin of Riverside Drive 38.18 feet to lands deeded to W.D. Blanton, thence run North 23 degrees 51 minutes East along the East line of Blanton Lands 70.42 feet to the South margin of said county road and the point of beginning. Said lands bounded on the North by a county road, on the East and South by Riverside Drive and on the West by lands of Blanton, being all of the remainder of lands owned by grantors herein in said subdivision.

Also: All rights, title and interest if any of the parties of the first part in and to the boat ramp and dock on the Ochlockonee River in Ochlockonee Lodge Subdivision.

Together with that certain Mobile Home 1967 Champion ID # 0663661856, Title number 2828358

11 Waterline Road

Parcel ID 02-6S-03W-002-01319-000

All that Tract or parcel of Land lying and being in Wakulla County, Florida, and known as portions of Parcel No. 2 and Parcel No. 3 of the property of David R. McElroy in Wakulla County, Florida, and more particularly described as follows:

To arrive at the point of beginning of the property herein conveyed, commence at a point on the North bank of the Ochlockonee River, said point being 2,515.3 feet South of the Northeast corner of the West one-half (W 1/2) of the Northeast One-Quarter (NE 1/4) Section 2, Township 6 South, Range 3 West, and run thence North 78.15 feet to the West right-of-way of U. S. Highway 319; run thence North 10 degrees 06 minutes West along said right of way, 177 feet; run thence North 53 degrees 50 minutes West along the Northern boundary of a public road 97.5 feet to the Point of Beginning; and from said Point of Beginning, run thence North 53 degrees 50 minutes West along the Northern boundary of said public road, 40.4 feet to a point run thence North 10 degrees 06 minutes West 60.65 feet to a point; run thence South 87 degrees 03 minutes East 30 feet to a point; run thence South 10 degrees 06 minutes East 78 feet to the Point of Beginning on the Northern boundary of said public road.

The above described tract or parcel of land is a portion of the property obtained by W. H. Rehberg and Elizabeth M. Rehberg, his wife, under Warranty Deed dated February 13, 1968, and recorded in Volume 16, Page 34, the Official Records of Wakulla County, Florida, and under Warranty Deed dated June 6, 1968 and recorded in Volume 17, Page 410 of the Official Records of Wakulla County, Florida.

Included in this conveyance is a mobile home, together with all furniture and fixtures contained therein situated on the above described land.