

This Instrument Prepared by: Oleta Lawhon
Name:
Address:

WARRANTY DEED
INDIV. TO INDIV.

Return to:

Chandler Evans

Address: P.O. Box 248
Sopchoppy, Florida 32358

Property Appraisers Parcel Identification Number(s):

SPACE ABOVE THIS LINE FOR PROCESSING DATA SPACE ABOVE THIS LINE FOR RECORDING DATA

THIS WARRANTY DEED Made the 21st day of May A.D. 2013 by Lindsey Evans Sparkman,
a married woman hereinafter called the grantor, to Chandler Evans, a single man whose post office address is
7883 Smith Creek Road, Sopchoppy, Florida 32358, 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 LOVE AND AFFECTION** and other valuable
considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms
unto the grantees all that certain land situate in **Wakulla County, State of FLORIDA**, viz:

See Exhibit "A" attached hereto and made apart hereof for legal description
This is vacant land and not the homestead of said grantor.
This deed is given to exchange vacant property and correct an adjoining boundary line between sister and brother.
Together, with all the tenements, hereditaments and appurtenances thereto belonging or in otherwise appertaining.
To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with the 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, 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, 2012.

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:

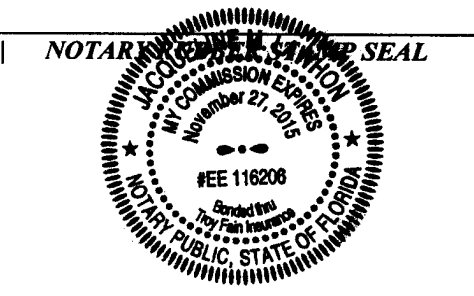
Ashley E. Schilling
Signature
Ashley E. Schilling
Printed Signature
Rog C Evans
Signature
Rog C Evans
Printed Signature

Lindsey Evans Sparkman
Signature - Lindsey Evans Sparkman

I hereby Certify that on this day, before me, an officer
duly authorized to administer oaths and take
acknowledgments, personally appeared

STATE OF FLORIDA
COUNTY OF Wakulla

Lindsey Evans Sparkman known to me to be the person(s) described in and who executed the foregoing instrument, who
acknowledged before me that she executed the same, that I relied upon the following form of identification of the above-named
person(s): known personally and that an oath was not taken.



Witness my hand and official seal in the County and
State last aforesaid this 21 day of
May, 2013
Jacqueline M. Lawhon
Notary Signature
Jacqueline M. LAWHON
Printed Notary Signature

Thurman Roddenberry and Associates, Inc.
Professional Surveyors and Mappers

PO Box 100
125 Sheldon Street
Sopchoppy, Florida 32358
USA

Phone: 850-962-2538
Fax: 850-962-1103

Exhibit "A"

December 14, 2012

Legal Description of a 2.00 Acre Tract
For: Oleta Lawhon

I hereby certify that this is a true and correct representation of the following described property and that this description meets the minimum technical standards for land surveying (Chapter 61G17-6, Florida Administrative Code).

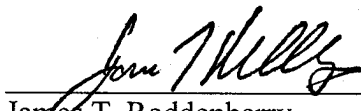
Commence at the intersection of the center of Duval Branch with the Northeasterly right-of-way boundary of State Road No. 375, said point also lying on a curve concave to the Southwesterly, thence run Southeasterly along said right-of-way boundary and said curve having a radius of 3869.83 feet, through a central angle of 00 degrees 45 minutes 32 seconds, for an arc distance of 51.26 feet, chord being South 41 degrees 57 minutes 46 seconds East 51.26 feet, thence run South 41 degrees 35 minutes 00 seconds East along said right-of-way boundary 2635.03 feet, thence leaving said right-of-way boundary run North 58 degrees 26 minutes 07 seconds East 1781.44 feet to a point lying on the edge of the Sopchoppy River, thence run Northeasterly, Southeasterly and Southwesterly along said river's edge the following (26) twenty-six courses: North 34 degrees 26 minutes 01 seconds East 69.72 feet, North 46 degrees 16 minutes 49 seconds East 99.89 feet, South 30 degrees 50 minutes 37 seconds East 222.26 feet, South 23 degrees 22 minutes 01 seconds East 101.18 feet, South 53 degrees 45 minutes 26 seconds East 76.93 feet, North 43 degrees 14 minutes 26 seconds East 85.25 feet, North 31 degrees 20 minutes 50 seconds East 101.12 feet, North 77 degrees 54 minutes 18 seconds East 92.70 feet, South 20 degrees 40 minutes 33 seconds West 76.97 feet, South 43 degrees 51 minutes 06 seconds East 41.53 feet, South 38 degrees 41 minutes 57 seconds East 29.12 feet, South 68 degrees 30 minutes 03 seconds East 49.45 feet, South 80 degrees 06 minutes 23 seconds East 49.45 feet, South 65 degrees 06 minutes 20 seconds East 73.76 feet, South 01 degrees 30 minutes 14 seconds West 115.25 feet, South 04 degrees 26 minutes 42 seconds East 96.17 feet, South 43 degrees 09 minutes 22 seconds East 82.93 feet, South 83 degrees 43 minutes 23 seconds East 30.56 feet, North 67 degrees 21 minutes 21 seconds East 58.62 feet, South 37 degrees 57 minutes 47 seconds East 12.71 feet, North 24 degrees 26 minutes 29 seconds East 43.99 feet, North 14 degrees 11 minutes 58 seconds East 46.98 feet, North 86 degrees 18 minutes 59 seconds East 68.24 feet, South 81 degrees 12 minutes 25 seconds East 70.50 feet, South 79 degrees 37 minutes 55 seconds East 100.00 feet, thence leaving said river's edge run South 42 degrees 29 minutes 10 seconds West 784.53 feet, thence run North 82 degrees 37 minutes 14 seconds

Exhibit A

2.00 Ac (cont)

West 392.16 feet, thence run North 88 degrees 02 minutes 13 seconds West 361.93 feet to the POINT OF BEGINNING. From said POINT OF BEGINNING continue North 88 degrees 02 minutes 13 seconds West 200.22 feet, thence run South 08 degrees 15 minutes 23 seconds East 122.74 feet, thence run South 67 degrees 46 minutes 10 seconds East 117.29 feet, thence run South 26 degrees 38 minutes 28 seconds East 130.64 feet, thence run South 19 degrees 39 minutes 11 seconds East 133.84 feet, thence run North 49 degrees 46 minutes 50 seconds East 298.67 feet, thence run North 50 degrees 58 minutes 14 seconds West 331.80 feet to the POINT OF BEGINNING containing 2.00 acres more or less.

The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary to the subject property. It is possible there are deeds of records, unrecorded deeds, easements or other instruments which could affect the boundaries.



James T. Roddenberry
Surveyor and Mapper
Florida Certificate No: 4261

92-360ac.2.00

NOTES:

1. SOURCE: Previous survey performed by this firm (Job #92-360 Dated 11/03/05), and special instructions as per client.
2. BEARING REFERENCE: Northeastly right-of-way boundary of State Road No. 375 being South 47 degrees 35 minutes 00 seconds East as per previous above mentioned survey.
3. THIS IS NOT A BOUNDARY SURVEY.
4. Not valid without the signature and the original raised seal of a Florida licensed surveyor and mapper.
5. See attached sheet for legal description.

POINT OF COMMENCEMENT
INTERSECTION OF THE CENTER
OF DUAL BRANCH WITH THE
NORTHEASTERLY
RIGHT-OF-WAY BOUNDARY OF
STATE ROAD NO. 375, SAID
POINT LYING AND BEING
SITUATE IN SECTION 34,
TOWNSHIP 4 SOUTH, RANGE 3
WEST, WAKULLA COUNTY,
FLORIDA

I hereby certify that this is a true and correct representation of
the property shown hereon and that this survey meets
the minimum technical standards for land surveying (Chapter 61G17,
6, Florida Administrative Code).

The undersigned surveyor has not been provided a current title
opinion or abstract of matters affecting title or boundary to the
subject property. It is possible there are deeds of record,
unrecorded deeds, easements or other instruments which could affect
the boundaries.

JAMES T. RODDENBERRY
Surveyor and Mapper
Florida Certificate No. 4261

SKETCH OF PROPERTY FOR:
OLETA LAWHON

SOPCHOPPY RIVER



STATE ROAD NO. 375
(100 RW - PAVED)
N47°35'00"W
1768.27'
546.89'



(IN FEET)
1 inch = 300 ft.

PARCEL "D"
LAND SWAP

L202	S19°39'11"E	133.84
L203	S26°38'28"E	130.64
L204	S67°46'10"E	117.29
L205	S08°15'23"E	122.74

L160	N34°26'01"E	69.72
L161	N46°16'49"E	99.89
L162	S30°50'37"E	222.26
L163	S23°22'01"E	101.18
L164	S53°45'26"E	76.93
L165	N43°14'26"E	85.25
L166	N31°20'50"E	101.12
L167	N77°54'18"E	92.70
L168	S20°40'33"W	76.97
L169	S43°51'06"E	41.53
L170	S38°41'57"E	29.12
L171	S68°30'03"E	49.45
L172	S80°06'23"E	49.45

L173	S65°06'20"E	73.76
L174	S01°30'14"W	115.25
L175	S04°26'42"E	96.17
L176	S43°09'22"E	82.93
L177	S83°43'23"E	30.56
L178	N67°21'21"E	58.62
L179	S37°57'47"E	12.71
L180	N24°26'29"E	43.99
L181	N14°11'58"E	46.98
L182	N86°18'59"E	68.24
L183	S81°12'25"E	70.50
L184	S79°37'55"E	100.00

LEGEND

△ POINT NOT SET OR FOUND
--- NOT TO SCALE

POINT OF
BEGINNING
N88°02'13"W
200.22'
361.93'
N50°58'14"W
337.80'
2.00 ACRES
L205
L204
L203
L202
N49°46'50"E
298.67'

LESS & EXCEPT
2.00 AC.
N34°13'00"E
295.16'
N53°41'00"E
295.16'
S34°13'00"E
295.16'
S35°41'00"W
295.16'

POINT OF
BEGINNING

N82°37'14"W
392.16'

S42°29'10"W

APPROXIMATE
RIVERS EDGE

APPROXIMATE
RIVERS EDGE

TR & A THURMAN RODDENBERRY & ASSOCIATES, INC.
PROFESSIONAL SURVEYORS AND MAPPERS
P.O. BOX 100 • 125 SHELDON STREET • SOPCHOPPY, FLORIDA 32358
PHONE NUMBER: 850-962-2538 FAX NUMBER: 850-962-1103

DATE: 02/25/13 DRAWN BY: MMD N.B. Folder COUNTY: WAKULLA
FILE: 92360SAVE.DWG DATE OF LAST FIELD WORK: JOB NUMBER: 92-360