

Prepared by and return to:
Musial & Musial Co., LPA
923 Del Prado Blvd. S., Ste. 207
Cape Coral, FL 33990
(239) 772-0639

This deed has been prepared without examination of title.

_____[Space Above This Line For Recording Data]_____

Trustee Deed

This Trustee's Deed made this 14 day of April, 2014, between Jane A. Wade, Successor Trustee of the Harold Wade Living Trust dated June 12, 1998, whose post office address is 2251 Plantation Ct., Lawrenceville, Georgia 30044 (Grantor), and Jane A. Wade, Trustee of the Harold Wade Credit Shelter Trust, whose post office address is 2251 Plantation Ct., Lawrenceville, Georgia 30244 (Grantee):

(Whenever 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, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in **Wakulla County, Florida, to wit:**

Lot Fourteen (14) of Block "O" of Agua De Vide Subdivision, as recorded in Plat Book 1, Page 12, of the Public Records of Wakulla County, Florida.

Parcel Identification Number: 25-5S-02W-046-03491-000

The above property is not the homestead of the grantor nor any members of their family, nor is it adjacent or contiguous thereto.

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 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, 2013.

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TRUSTEE AFFIDAVIT

STATE OF GEORGIA)
) SS:
COUNTY OF DEKALB)

I, Jane ^{AW} Wade, as Successor Trustee of the Harold P. Wade Living Trust dated June 12, 1998, am the undersigned Affiant, and after being duly sworn, depose and say the following:

- 1. That the Successor Trustee of the Harold P. Wade Living Trust dated June 12, 1998 is the owner of the following property:

Lot Fourteen (14) of Block "O" of Agua De Vide Subdivision, as recorded in Plat Book 1, Page 12, of the Public Records of Wakulla County, Florida.

- 2. The Harold P. Wade Living Trust dated June 12, 1998 directs the successor Trustee upon the death of the settlor, to transfer the real property held in the Harold P. Wade Living Trust dated June 12, 1998 to the Credit Shelter Trust, and reserved the right to transfer title from the trust for this purpose.

- 3. The settlor and Trustee, Harold P. Wade, passed away on February 10, 2012. (see attached)

- 4. That the Successor Trustee of The Harold P. Wade Living Trust dated June 12, 1998 has the following powers with regard to the transfer of title of real estate:

(A) To sell, convey, pledge, mortgage, lease, manage, operate, control, transfer title, divide, convert or allot the trust property, including real property.

- 5. That the Trust Agreement is in full force and effect, and has not been modified, amended or revoked as of this date.

- 6. Affiant further states that Affiant is familiar with the nature of an oath and with the penalties as provided by the laws of the States of Georgia and Florida for falsely swearing to statements made in an instrument of this nature. Affiant further certifies that Affiant has read the full facts of this affidavit and understands its context.

Original Copy

FURTHER AFFIANT SAYETH NAUGHT.

The Harold P. Wade Living Trust dated June 12, 1998

By: Jane A. Wade
Jane A. Wade, Successor Trustee

The foregoing instrument was acknowledged before me this 14 day of April, 2014 by Jane A. Wade, Successor Trustee the Harold Wade Living Trust dated June 12, 1998, who personally came before me and who has produced a valid driver's license as identification ____ OR is personally known to me.

Shannon M. VOGT
NOTARY PUBLIC
My Commission Expires: _____
NOTARY
EXPIRES
GEORGIA
SEPT. 11, 2017
PUBLIC
DEKALB COUNTY

Unofficial Copy

BK: 939 PG: 888
CFN: 322780
SEQ: 5
IS NOT VIEWABLE VIA WEB

Unofficial Copy

BK: 939 PG: 889
CFN: 322780
SEQ: 6
IS NOT VIEWABLE VIA WEB

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