

This Instrument prepared by & return to

Name: Frances Casey Lowe, P.A.

Address: 3042 Crawfordville Hwy.
Crawfordville, Florida 32327

File No: 15-1008

Parcel ID: 00-00-076-296-10245-B08

THIS WARRANTY DEED made the 12th day of February, A.D. 2015 by and between William J. Petowsky, an unmarried man, whose mailing address is Crawfordville, Florida, hereinafter called the "Grantor", and Valerie Hays, an unmarried woman, whose address is 25 Shadow Oak Circle, Crawfordville, Florida 32327, Sabrina L. Helson, an unmarried woman, whose address is 25 Shadow Oak Circle, Crawfordville, Florida 32327, Holly R. Crum, a married woman, whose address is 50 Bridle Gate Court, Crawfordville, Florida 32327 and Darrel K. Hays, II, an unmarried man, whose address is 5508 Belaire Drive, Chattanooga, Tennessee, 37411, joint tenants with right of survivorship, hereinafter called the "Grantees":

(Which terms "grantors" and "grantees" shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same)

Witnesseth, that the Grantor for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration, 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, Florida to-wit:

Lot 8, POSEY TRACE, A Subdivision As Per Map Or Plat Thereof Recorded In Plat Book 3, Page 126 Of The Public Records Of Wakulla County, Florida.

Grantees herein are prohibited from conveying captioned property for any sales price for a period of 30 days from February 13, 2015. After this 30 day period, Grantees are further prohibited from conveying the property for a sales price greater than \$151,200.00 until 90 days from February 13, 2015. These restrictions shall run with the land and are not personal to the Grantees.

Subject to taxes for the year 2015 and subsequent years, reservations, covenants, conditions, restrictions and easements of record and to all applicable zoning ordinances and/or restrictions imposed by governmental authorities, if any.

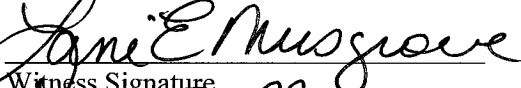
Together with all the tenements, hereditaments, rights of ways, and appurtenances thereto, belonging or in any way appertaining.

To Have and to Hold, the same in fee simple forever.

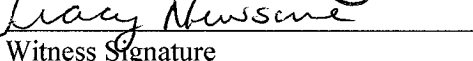
And the Grantor hereby covenants with said Grantees that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all person whomsoever; and that said land is free of all encumbrances.

In Witness Whereof, the Grantor has hereunto set his hand(s) and seal(s) the day and year first above written.

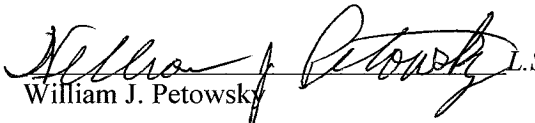
Signed and sealed in the presence of:


Witness Signature

Lani E Musgrove
Printed Name


Witness Signature

Tracy Newsome
Printed Name


William J. Petowsky L.S.

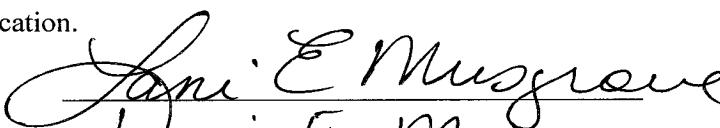
**STATE OF FLORIDA
COUNTY OF WAKULLA**

The foregoing instrument was acknowledged before me this 12th day of February 2015 by William J. Petowsky, an unmarried man. He:

- ☐ is personally known to me.
☒ produced a current driver's license as identification.
☐ produced _____ as identification.

(Seal)




Lani E Musgrove
Print Name, Notary Public
My Commission Expires: _____