

This instrument prepared by:
George H. Gwynn
Williams, Gautier, Gwynn,
DeLoach, & Sorenson, P.A.
Post Office Box 4128
Tallahassee, FL 32315-4128

Parcel Identification Number: 13-3S-05W-000-00049-000

WARRANTY DEED

The Grantor, JOHN T. SEWELL, JR., a single man, whose mailing address is 1012 Florida-Georgia Highway, Havana, Florida, 32333 in consideration of Ten and No/100 Dollars (\$10.00) and other valuable consideration received from the Grantee, hereby grants and conveys to the Grantee, JOHN T. SEWELL, JR., as Trustee of the JOHN T. SEWELL, JR. REVOCABLE TRUST, dated May 26, 2015 (herein "Trust"), and with JOHN T. SEWELL, III, to be the Successor Trustee of the aforesaid Trust upon the death, disability or resignation of JOHN T. SEWELL, JR., whose mailing address is 1012 Florida-Georgia Highway, Havana, Florida, 32333, the real property in Wakulla County, Florida, described as follows:

SEE ATTACHED EXHIBIT "A"

Full power and authority are conferred upon the Grantee, as Trustee, to protect, conserve, sell, lease and encumber all interests conveyed by this instrument, and otherwise to manage and dispose of those interests, it being the intent of the Grantor to vest in the Trustee full rights of ownership as authorized and contemplated by Section 689.071, Florida Statutes.

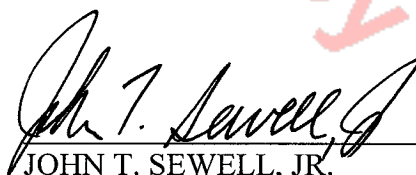
The Grantor warrants that the property is free of all encumbrances, except the lien for real estate taxes not yet due and payable and restrictions, reservations, and easements of record, and that lawful seisin of and good right to convey the property are vested in the Grantor. The Grantor hereby fully warrants the title to the property and will defend the same against the lawful claims of all persons.

Signed on May 26, 2015.

Signed in the presence of:



Witness: GEORGE H. GWYNN



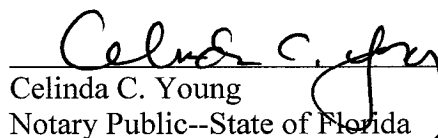
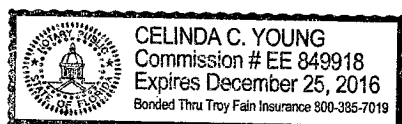
JOHN T. SEWELL, JR.



Witness: CELINDA C. YOUNG

STATE OF FLORIDA
COUNTY OF LEON

The foregoing instrument was acknowledged before me on May 26, 2015, by JOHN T. SEWELL, JR., who () is personally known to me or (X) has presented FL Driver's Lic. as identification.



Celinda C. Young
Notary Public--State of Florida

EXHIBIT A**0.27 OF AN ACRE**

Commence at a point on the East bank of the Ochlockonee River 346.96 feet North of the artesian well on the property owned by A. Jack Langston at Jack's Camp in Section 13, Township 3 South, Range 5 West, Wakulla County, Florida, and run North 03 degrees 40 minutes 23 seconds West along the East bank of said Ochlockonee River a distance of 140.00 feet, more or less, to the POINT OF BEGINNING. From said POINT OF BEGINNING thence continue North 03 degrees 40 minutes 23 seconds West along said East bank 53.27 feet, thence run South 83 degrees 21 minutes 49 seconds East 215.07 feet, more or less, thence run South 03 degrees 21 minutes 18 seconds East 58.97 feet, thence run North 81 degrees 51 minutes 34 seconds West 215.84 feet, more or less, to the POINT OF BEGINNING

ALSO:

0.68 OF AN ACRE

Begin at a point on the East Bank of the Ochlockonee River 346.96 feet North of the artesian well on the property owned by A. Jack Langston at Jack's Camp in Section 13, Township 3 South, Range 5 West, Wakulla County, Florida, and run North 03 degrees 40 minutes 23 seconds West along the East bank of said Ochlockonee River a distance of 140.00 feet, more or less, thence run South 81 degrees 51 minutes 34 seconds East 215.84 feet, more or less, thence run South 03 degrees 21 minutes 18 seconds East 140.00 feet, thence run North 81 degrees 49 minutes 08 seconds West 215.08 feet, more or less, to the POINT OF BEGINNING

ALSO:

All of Grantor's undivided one-third (1/3) interest in the following described property:

Parcel I

Commence at a St. Joe Paper Company concrete monument marking the Southeast corner of Section 16, Township 3 South, Range 1 East, Wakulla County, Florida and run thence South 89 degrees 41 minutes 43 seconds West along the South boundary of said Section 16, a distance of 3472.18 feet to a rod and cap, thence run South 89 degrees 46 minutes 20 seconds West along said South boundary 501.01 feet to a St. Joe Paper Company concrete monument, thence run North 00 degrees 11 minutes 44 seconds East 1421.53 feet to a concrete monument for the POINT OF BEGINNING. From said POINT OF BEGINNING thence run North 87 degrees 54 minutes 40 seconds East 869.64 feet to a point of curve to the left, thence run Northeasterly along said curve with a radius of 272.86 feet thru a central angle of 25 degrees 57 minutes 14 seconds for an arc distance of 123.60 feet, the chord of said arc being North 74 degrees 56 minutes 01 seconds East 122.55 feet to a point of reverse curve, thence run Northeasterly along said reverse curve with a radius of 1437.54 feet thru a central angle of 20 degrees 55 minutes 36 seconds for an arc distance of 525.05 feet, the chord of said arc being North 72 degrees 25 minutes 13 seconds East 522.13 feet to a point of reverse curve, thence run northeasterly along said reverse curve with a radius of 1553.25 feet thru a central angle of 15 degrees 41 minutes 30 seconds for an arc distance of 425.39 feet, the chord of said arc being North 75 degrees 02 minutes 16 seconds East 424.07 feet to a point of reverse curve, thence Northeasterly along said reverse curve with a radius of 962.15 feet thru a central angle of 26 degrees 20 minutes 45 seconds for an arc distance of 442.42 feet, the chord of said arc being North 80 degrees 21 minutes 54 seconds East 438.53 feet to a point of reverse curve, thence run Northeasterly along said reverse curve with a radius of 1801.97 feet thru a central angle of 12 degrees 53 minutes 03 seconds for an arc distance of 405.21 feet, the chord of said arc being North 87 degrees 05 minutes 45 seconds East 404.36 feet to the Westerly right of way

EXHIBIT A (cont.)

boundary of a City of Tallahassee Power line, thence run North 20 degrees 04 minutes 09 seconds West along said right of way boundary 1718.88 feet, thence run North 11 degrees 21 minutes 58 seconds West along said right of way boundary 593.54 feet, thence run South 89 degrees 55 minutes 36 seconds West 682.37 feet to a St. Joe Paper Company concrete monument, thence run South 01 degrees 01 minutes 20 seconds West 1309.70 feet to an axle, thence run South 00 degrees 37 minutes 01 seconds West 657.91 feet to an axle, thence run North 89 degrees 42 minutes 55 seconds West 1322.18 feet to an axle, thence run South 00 degrees 50 minutes 29 seconds East 659.83 feet to the POINT OF BEGINNING.

ALSO:

Parcel II

All of Grantor's undivided one-third (1/3) interest in the following described property:

Commence at a St. Joe Paper Company concrete monument marking the Southeast corner of Section 16, Township 3 South, Range 1 East, Wakulla County, Florida, and thence run South 89 degrees 41 minutes 43 seconds West along the South boundary of said Section 16, a distance of 462.91 feet to a concrete monument on the Easterly right of way boundary of a City of Tallahassee Power line, thence run North 20 degrees 04 minutes 09 seconds West along said right of way boundary 1966.21 feet to the POINT OF BEGINNING. From said POINT OF BEGINNING thence run North 78 degrees 55 minutes 38 seconds East 643.27 feet to the Westerly right of way boundary of the St. Marks Bike Trail, thence run North 10 degrees 54 minutes 49 seconds West along said right of way boundary 2093.79 feet, thence run South 89 degrees 55 minutes 36 seconds West 938.29 feet to the Easterly right of way boundary of said City of Tallahassee Power line, thence run South 11 degrees 21 minutes 58 seconds East along said right of way boundary 573.57 feet, thence run South 20 degrees 04 minutes 09 seconds East along said right of way boundary 1720.41 feet to the POINT OF BEGINNING.

ALSO:

Parcel III

All of Grantor's undivided one-third (1/3) interest in the following described property:

Commence at a Paper Company concrete monument marking the southeast corner of Section 16 (also being the southwest corner of Section 15), Township 3 South, Range 1 East, Wakulla County, Florida, and thence run South 89 degrees 41 minutes 43 seconds West along the South boundary of said Section 16, a distance of 65.65 feet to the Easterly right of way boundary of the St. Marks Bike Trail, thence run North 10 degrees 54 minutes 49 seconds West along said right of way boundary 2016.24 feet to the POINT OF BEGINNING. From said POINT OF BEGINNING thence run North 78 degrees 55 minutes 38 seconds East 1045.20 feet to the Westerly right of way boundary of State Road No. 363, thence run North 16 degrees 54 minutes 35 seconds West along said right of way boundary 1928.20 feet to a St. Joe Paper Company concrete monument, thence run South 89 degrees 55 minutes 36 seconds West 859.10 feet to the Easterly right of way boundary of said St. Marks Bike Trail, thence run South 10 degrees 54 minutes 49 seconds East along said right of way boundary 2082.13 feet to the POINT OF BEGINNING.

ALSO:

All of Grantor's undivided one-half (1/2) interest in the following described property:

Commence at the Northeast corner of Section 13, Township 3 South, Range 5 West, run thence South 3022 feet, thence run West 222 feet to a Point of Beginning. From said Point of Beginning run thence North 60 feet, thence run West 220 feet to the East shoreline of Buck Lake, then run 60 feet South-Southwest along the water's edge of Buck Lake, thence run East 231 feet to the Beginning, containing less than one-half (1/2) acres.

AND BEING MORE PARTICULARLY DESCRIBED IN A SURVEY PREPARED BY

THURMAN RODDENBERRY AND ASSOCIATES, INC., DATED 09/15/03, JOB NO. 03-690,
AS FOLLOWS:

Commence at a concrete monument marking the Northeast corner of Section 13, Township 3 South, Range 5 West, Wakulla County, Florida, and run South 3011.40 feet, thence run West 270.14 feet to a concrete monument lying on the Westerly right-of-way boundary of Easy Street for the POINT OF BEGINNING. From said POINT OF BEGINNING run North 00 degrees 24 minutes 10 seconds West along said right-of-way boundary 58.96 feet to a concrete monument, thence leaving said right-of-way boundary run West 246.48 feet to the river's edge of Ochlockonee River, thence run South 01 degrees 27 minutes 11 seconds West along said river's edge 58.98 feet; thence leaving said river's edge run East 248.39 feet to the POINT OF BEGINNING, containing 0.33 acres, more or less.

Unofficial Copy