

**PREPARED BY:**

Ronald W. Stevens, P.A.

P.O. Box 1444

Bronson, FL 32621

**RETURN TO:**

Carl Reddick

4550 NE 205<sup>th</sup> Ave.

Williston, Florida 32696

**WARRANTY DEED**

This Warranty Deed, Executed the 16<sup>th</sup> day of November, 2017, by C.B. REDDICK a/k/a CARL B. REDDICK and LINDA M. REDDICK, husband and wife, subject to a life estate which Grantors retain unto themselves, to CARLA REDDICK FRANGELLA, whose mailing address is: 672 Grover Drive, Lyman, South Carolina 29365 hereinafter called GRANTEE.

(Wherever used herein the terms "grantor(s)" and "grantee(s)" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

**WITNESSETH:** That the Grantors, for and in consideration of the sum of \$10.00, and other valuable considerations, receipt whereof is hereby acknowledged, by these presents does grant, bargain, sell, alien, remise, convey and confirm unto the Grantee, all that certain land situate and being in LEVY County, **FLORIDA**, viz,

**PARCEL 1.** The following Parcel is the homestead of the Grantors under the laws and constitution of the State of Florida.

**THE SOUTH ONE-HALF (S 1/2) OF THE FOLLOWING DESCRIBED TRACT: BEGIN AT THE SOUTHEAST CORNER OF THE SE 1/4 OF THE NW 1/4 OF SECTION 32, TOWNSHIP 12 SOUTH, RANGE 19 EAST, RUN THENCE NORTH ALONG THE HALF SECTION LINE A DISTANCE OF 850.00 FEET, THENCE RUN WEST A DISTANCE OF 350.00 FEET, THENCE RUN SOUTH A DISTANCE OF 850.00 FEET, THENCE EAST A DISTANCE OF 350.00 FEET TO THE POINT OF BEGINNING, LESS ROAD RIGHT OF WAY.**

Said lands being the same as those lands described in deed recorded in OR Book 29, Page 6 and OR Book 825 Page 324, Public Records of Levy County, Florida.

**Tax Parcel No:04834-001-00**

**PARCEL 2.** The following Parcel is not the homestead of the Grantors under the laws and constitution of the State of florida.

**THE NORTH ONE-HALF (1/2) OF THE FOLLOWING DESCRIBED TRACT; BEGIN AT THE SOUTHEAST CORNER OF THE SE 1/4 OF THE NW 1/4 OF SECTION 32, TOWNSHIP 12 SOUTH, RANGE 19 EAST, RUN THENCE NORTH ALONG THE HALF SECTION LINE A DISTANCE OF 850.00 FEET, THENCE RUN WEST A DISTANCE OF 350.00 FEET, THENCE RUN SOUTH A DISTANCE**

**OF 850.00 FEET, THENCE EAST A DISTANCE OF 350.00 FEET TO THE POINT OF BEGINNING, LESS ROAD RIGHT-OF-WAY.**

**Said lands being the same as those lands described in deed recorded in OR Book 144 Page 609 and 252 Page 322, Public Records of Levy County, Florida.**

**Tax Parcel No: 04834-000-00**

**SUBJECT TO** a life estate which Grantors hereinabove retain unto themselves.

**SUBJECT TO** all easements, restrictions, reservations, ordinances, covenants, conditions, limitations of record, if any, and all other such zoning and governmental regulations.

**TITLE TO THE HEREINABOVE DESCRIBED LANDS HAS BEEN NEITHER EXAMINED NOR APPROVED BY PREPARING ATTORNEY. LEGAL DESCRIPTION FURNISHED BY GRANTEEES.**


**TOGETHER** with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

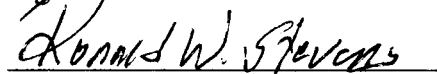
**TO HAVE AND TO HOLD**, the same in fee simple forever.

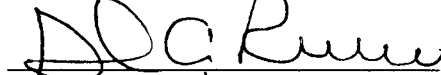
**AND THE GRANTORS** hereby covenants with said Grantee that he/she is lawfully seized of said land in fee simple; that he/she has good title and lawful authority to sell and convey said land; that he /she hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes subsequent to December 31, 2016.

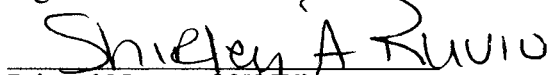
**In Witness Whereof**, the said first party has signed and sealed these presents the day and year first above written.

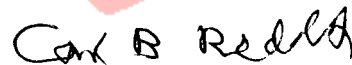
Signed, sealed and delivered  
in the presence of:

  
Signature of 1<sup>st</sup> Witness

  
Printed Name of 1<sup>st</sup> Witness

  
Signature of 2<sup>nd</sup> Witness

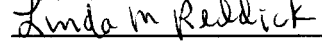
  
Printed Name of 2<sup>nd</sup> Witness



**C.B. REDDICK**

a/k/a Carl B. Reddick  
4550 NE 205<sup>th</sup> Avenue  
Williston, Florida 32696

**Address**

  
**LINDA M. REDDICK**

4550 NE 205<sup>th</sup> Avenue  
Williston, Florida 32696

**Address**

## STATE OF FLORIDA

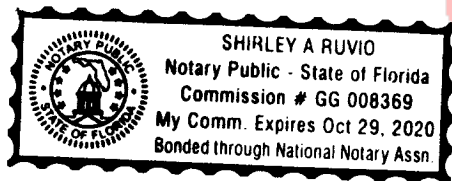
## COUNTY OF LEVY

I hereby Certify that on this day, before, an officer duly authorized to administer oaths and take acknowledgments, personally appeared: **C.B. REDDICK a/k/a CARL B. REDDICK and LINDA M. REDDICK**, known to me to be the person(s) described in and who executed the foregoing instrument, who acknowledged before me that he/ she executed the same, and an oath was not taken. (Check one:) ☒ Said person(s) is personally known to me. \_\_\_\_\_ Said person(s) provided the following type of identification: \_\_\_\_\_.

Witness my hand and official seal in the County and State last aforesaid this 16<sup>th</sup> day of November, A.D. 2017.

  
NOTARY PUBLIC/ STATE OF FLORIDA

\_\_\_\_\_  
PRINTED NAME OF NOTARY



Unofficial Copy