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Prepared by and return to:
Norm D. Fugate, P.A.
P. O. Box 98
Williston, FL 32696
352-528-0019
File Number: 3151-001C

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Warranty Deed

This Warranty Deed made this 27th day of June, 2020 between Cathy Lee Barrett a/k/a Cathy Barrett Bowden a/k/a Cathy P. Bowden, an unmarried widow of Woodson N. Bowden, whose post office address is P. O. Box 279, Bowdon, Georgia 30108, grantor, and Kelley Park whose post office address is 339 County Road 490, Fruithurst, Alabama 36262, Tracey R. Berna whose post office address is 416 Reavesville Road, Bowdon, Georgia 30108 and Charles R. Barrett, Jr., whose post office address is 5405 Mill Stone Drive, Ooltewah, Tennessee 37363, Joint Tenants with Right of Survivorship, 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 of 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 Levy County, Florida to-wit:

Lot 3, Block 5, SPRINGSIDE DEVELOPMENT, according to the plat thereof filed in Plat Book 5, Page 9 & 9A of the public records of Levy County, Florida.

Parcel Identification Number: 13716-000-00

Subject to covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

The preparer has not examined the legal description or the title to the lands conveyed and assumes no liability therefor.

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, 2019.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Lindsay Hughes
Witness Name: Lindsay Hughes

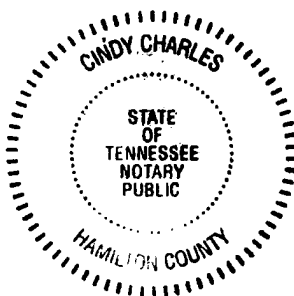
Cathy P. Bowden (Seal)
Cathy P. Bowden

Amanda Leonard
Witness Name: Amanda Leonard

State of Tennessee
County of Hamilton

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 27 day of June, 2020 by Cathy P. Bowden, who ☐ is personally known or ☒ has produced DL as identification.

[Notary Seal]



Cindy Charles
Notary Public
Printed Name: Cindy Charles
My Commission Expires: 7-11-2020