

APN: 143650160A

Recordation Requested By/Return to:

FNC TITLE SERVICES, LLC
1300 PICCARD DRIVE
ROCKVILLE, MD 20850
File No. 2023-06-156

Send Tax Notices to:

GEORGE W. LAW AND GIGI LAW
8250 SE GOETHE ROAD
INGLIS, FL 34449

This Instrument Prepared By:

MELISSA SUE RENZA, ESQ.
o/b/o BC LAW FIRM, P.A.
1803 S. KANNER HWY
STUART, FL 34994

WARRANTY DEED

For good consideration in the amount of **Zero and 00/100 Dollars (\$0.00)**, I (we) **GEORGE W. LAW AND GIGI LAW, AS TRUSTEES OF THE GEORGE W. LAW AND GIGI LAW REVOCABLE LIVING TRUST DATED APRIL 18, 2002** whose mailing address is 8250 SE GOETHE ROAD, INGLIS FL 34449 hereby bargain, deed and convey to **GEORGE W. LAW AND GIGI LAW, AS TRUSTEES OF THE GEORGE W. LAW AND GIGI LAW REVOCABLE LIVING TRUST DATED APRIL 18, 2002, AS AMENDED AND RESTATED AUGUST 4, 2021**, whose mailing address is 8250 SE GOETHE ROAD, INGLIS, FL 34449, the following described land in LEVY County, State of Florida, free and clear with WARRANTY COVENANTS, to wit:

Commence at the Southwest corner of the NE 1/4 of the SW 1/4 of Section 7, Township 15 South, Range 17 East and thence go N. 00° 24' 44" W. along the West line of said NE 1/4 of the SW 1/4 a distance of 200.00 feet to the point of Beginning; thence go S. 89°29'17" W parallel with the South line of said NE 1/4 of the SW 1/4 a distance of 91.35 feet; thence go N. 00°20'48"W a distance of 493.97 feet to a point on the South right-of-way line of Southeast Goethe Road; thence go S.86°27'06" E. along said South right-of-way line a distance of 91.00 feet; thence go S.00°26'26" E. a distance of 170.04 feet to a point that is 517.44 feet North of the Southwest corner of the NE 1/4 of the SW 1/4 of Section 7, Township 15 South, Range 17 East; thence go S.83°03'37" E. a distance of 419.50 feet; thence go N.00°19'09" E. a distance of 194.75 feet to a point of said South right-of-way line; thence go S.85°53'48" E. along said South right-of-way line a distance of 440.15 feet; thence go S.00°21'40" E. a distance of 422.40 feet to a point 200.00 feet North of said South line of NE 1/4 of the SW 1/4 ; thence go S. 89°29'17" W parallel to said South line of NE 1/4 of the SW 1/4 a distance of 857.03 feet to the Point of Beginning. Subject to a Florida power easement along the West boundary.

For a Point of Reference, Commence at the Southwest corner of the NE 1/4 of SW 1/4 of Section 7, Township 16 South, Range 17 East and run North 7 chains and 84 links to establish the Point of Beginning; From said Point of Beginning, run thence North 3 chains and 44 links to Right-of-Way of hard road, run thence East 2 Deg. South parallel with hard road, 6 Chains and 36 Links Thence South 2 Chains and 95 Links, run thence West 6 Chains and 36 Links to the Point of Beginning, Being a part of NE 1/4 of SW 1/4 of Section 7 in Township 16 South, Range 17 East, Levy County, Florida.

PROPERTY ADDRESS: 8250 SE GOETHE ROAD, INGLIS, FL 34449

This instrument was prepared without the benefit of a title examination.

Grantor, for itself and its heirs, hereby covenants with Grantee, its heirs, and assigns, that Grantor is lawfully seized in fee simple of the above-described premises; that it has a good right to convey; that the premises are free

from all encumbrances; that Grantor and its heirs, and all persons acquiring any interest in the property granted, through or for Grantor, will, on demand of Grantee, or its heirs or assigns, and at the expense of Grantee, its heirs or assigns, execute and instrument necessary for the further assurance of the title to the premises that may be reasonably required; and that Grantor and its heirs will forever warrant and defend all of the property so granted to Grantee, its heirs, against every person lawfully claiming the same or any part thereof.

TOGETHER with all and singular, the tenements, hereditaments and appurtenances thereunto belonging or appertaining; and every right, title, or interest, legal or equitable, of the seller(s), of in and to the same. TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's assigns forever, with all appurtenances thereunto belonging.

WITNESS the hands and seal of said Grantors this 13 day of July, 2023

George W. Law Trustee

GEORGE W. LAW, TRUSTEE OF THE GEORGE W. LAW AND GIGI LAW REVOCABLE LIVING TRUST

Gigi Law Trustee

GIGI LAW, TRUSTEE OF THE GEORGE W. LAW AND GIGI LAW REVOCABLE LIVING TRUST

Mattie H Williams

Printed Witness Name

[Signature]
Witness Signature

Grace C. Saletnik

Printed Witness Name

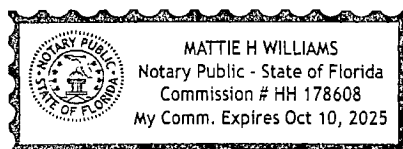
Grace C. Saletnik

Witness Signature

STATE OF FLORIDA
COUNTY OF LEVY SS.

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 13 day of July, 2023 by **GEORGE W. LAW AND GIGI LAW, AS TRUSTEES OF THE GEORGE W. LAW AND GIGI LAW REVOCABLE LIVING TRUST.**

(Seal)



[Signature]
Notary Public

Printed Name: Mattie H Williams

My Commission Expires: 10-10-2025

Commission # HH178608

Personally Known: _____

OR Produced Identification: ✓

Type of Identification Produced: FLDRIVERS LICENSE