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9,727.20  
            
9,762.70

This instrument prepared by:  
Karen Pankow  
LEVY ABSTRACT & TITLE COMPANY  
Post Office Box 148  
Bronson, Florida 32621  
File #: T-25753

### WARRANTY DEED

THIS WARRANTY DEED, Made this 22<sup>nd</sup> day of December, A. D. 2009  
by  
WILLIAMS FAMILY INVESTMENTS, LLC, a Florida limited  
liability company, Document number L07000098379

which has a principal mailing address of 2563 SW 87<sup>th</sup> Drive, Suite  
10, Gainesville, Florida 32608, hereinafter called the grantor, to

V. E. WHITEHURST & SONS, INC., a Florida corporation

whose mailing address is 20551 NE 75<sup>th</sup> Street, Williston, Florida  
32696, hereinafter called the grantee:

(Wherever 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.)

WITNESSETH: That the grantor, 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, release, convey and confirm unto the grantee, all  
that certain land situate in Levy County, Florida to-wit:

SEE EXHIBIT "A" ATTACHED HERETO  
AND MADE A PART HEREOF

SUBJECT TO conditions, restrictions, reservations,  
limitations and easements of record, if any, and zoning  
and other governmental regulations.

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 it is  
lawfully seized of said land in fee simple; that it has good right  
and lawful authority to sell and convey said land; that it 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, 2009.

**R**

IN WITNESS WHEREOF, the said grantor has hereunto signed and sealed these presents the day and year first above written.

Signed, sealed and delivered  
In the presence of:

WILLIAMS FAMILY INVESTMENTS, LLC, a  
Florida limited liability company,  
Document number L07000098379

Karen Pankow  
1ST WITNESS SIGNATURE

By: Thomas W. Williams, Jr. (L.S.)  
THOMAS W. WILLIAMS, JR.  
Managing Member

KAREN PANKOW  
1ST WITNESS PRINTED NAME

Philip A. Delaney  
2ND WITNESS SIGNATURE  
PHILIP A. DELANEY

By: Anne E. Williams  
ANNE E. WILLIAMS  
Managing Member

\_\_\_\_\_  
2ND WITNESS PRINTED NAME

STATE OF FLORIDA  
COUNTY OF LEVY

The foregoing instrument was acknowledged before me this 22<sup>nd</sup>  
day of December, A. D. 2009 by THOMAS W. WILLIAMS, JR. and ANNE E.  
WILLIAMS, the Managing Members of WILLIAMS FAMILY INVESTMENTS, LLC,  
a Florida limited liability company, Document number L07000098379,  
who (CHECK ONE):  are personally known to me OR  have  
produced \_\_\_\_\_ as identification.  
(Type of Identification)

(Notary Stamp/Seal)



Karen Pankow  
SIGNATURE OF NOTARY

KAREN PANKOW  
NOTARY PRINTED NAME

Commission Expiration Date:

File Number: T-25753

**EXHIBIT "A"**

**REAL PROPERTY**

**LEVY COUNTY, FLORIDA**

**Township 13 South, Range 15 East**

**Section 21:** All that part lying North and East of Levy County Road 336, less the West 100 feet; less the NE ¼ of the NE ¼; and less the following parcel:

**Parcel (37.22 acres, Tract 6):**

Part of Section 21, Township 13 South, Range 15 East, Levy County, Florida, being more particularly described as follows: Beginning at an Found Iron Pipe ID #6487 (FIP) at the NW Corner of the parcel described in O.R. Book 564, Page 828, Levy County Records (LCR), thence S 01°36'18" W along the West line thereof, 1320.52 feet to a FIP; thence continue S 01°36'18" W a distance of 375.50 feet to an iron rod ID #2548 to the Easterly line of a 60.00 foot wide easement; thence Northwesterly along the said East line through the following courses: N 42°00'15" W a distance of 9.61 feet; N 51°29'32" W a distance of 585.40 feet; N 46°00'31" W a distance of 1318.02 feet; N 19°43'53" W a distance of 461.24 feet; thence leaving the said East line, N 88°17'27" E a distance of 258.83 feet to a found concrete monument no ID#; thence S 88°34'59" E along the South line of the parcel described in O.R. Book 568, Page 974, (LCR), 1357.68 feet to the Point of Beginning; containing 37.22 acres.

(Portion of Tax Parcel 01883-001-00)

**Section 22:** The W ½ of the SW ¼; and the SE ¼ of the SW ¼ ; less and except 30.97 acres conveyed to Richard and Karen Warren by deed recorded in O.R. Book 1146, page 749; and less and except the following parcel:

**Parcel (39.61 acres, Tract 8):**

Part of Section 22, Township 13 South, Range 15 East, Levy County, Florida, being more particularly described as follows: Beginning at a found concrete monument no ID# (FCM) at the SW Corner of the parcel described in O.R. Book 905, Page 521, LCR, thence S 89°29'34" E along the South line thereof 1310.75 feet to a FCM; thence S 00°21'48" E along the West line of the parcel described in O.R. Book 571, Page 525, LCR, a distance of 1317.90 feet; thence S 89°32'42" W a distance of 613.07 feet to the Easterly line of a 60.00 foot wide easement; thence Northwesterly along the said East line through the following courses: N 53°36'38" W a distance of 274.90 feet; N 48°29'33" W a distance of 567.68 feet; N 36°09'48" W a distance of 965.71 feet; thence leaving the said Easterly line, N 88°16'22" E a distance of 510.49 feet to the Point of Beginning; containing 39.61 acres.

(Portion of Tax Parcel 01885-000-00)

**Section 26:** That portion of the W ½ of the SW ¼ lying North of State Road 24; less and except the following parcel:

**Parcel (41.84 acres, Tract 11):**

Part of Sections 26 and 27, Township 13 South, Range 15 East, Levy County, Florida, being more particularly described as follows: Beginning at a found concrete monument no ID# (FCM) at the SW Corner of the parcel described in O.R. Book 566, Page 92, Levy County Records (LCR), thence S 88°39'24" E along the South line thereof, 1342.08 feet to the NW corner of the parcel described in O.R. Book 968, Page 650, LCR; thence S 00°18'29" E along the West line of the parcel described in O.R. Book 968, Page 650, LCR, a distance of 1097.85 feet to the North Right-of-Way line of State Road 24; thence along said Right-of-Way line through the following courses: S 58°10'09" W a distance of 525.48 feet; S 31°49'51" E a distance of 10.00 feet; S 58°10'09" W a distance of 70.93 feet to the Easterly line of a 60.00 foot wide easement; thence Northwesterly along the said Easterly line through the following courses: N 65°55'01" W a distance of 87.11 feet; N 81°12'10" W a distance of 312.67 feet; N 33°36'40" W a distance of 869.87 feet; thence N 39°35'33" W a distance of 450.35 feet; thence N 35°12'36" W a distance of 362.51 feet thence leaving the said Easterly line, N 89°51'27" E a distance of 531.70 feet to the Point of Beginning; containing 41.84 acres.

(Portion of Tax Parcel 01985-001-00)

● *ju*

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File Number: T-25753

Section 27: All that part lying North and East of Levy County Road 336, except NE ¼ of NE ¼; and except SW ¼ of NW ¼ North of Levy County Road 336; and except W 1/3 of SE ¼ of SE ¼; and except E 1/3 of SE ¼ of SE ¼; and less and except that portion conveyed to Donald M. Hudson by deed recorded in O.R. Book 502, page 147; less and except the following three parcels:

Parcel One (30.73 acres, Tract 9):

Part of Section 27, Township 13 South, Range 15 East, Levy County, Florida, being more particularly described as follows: Beginning at a found concrete monument no ID# (FCM) at the SW Corner of the parcel described in O.R. Book 571, Page 525, Levy County Records (LCR), thence S 89°50'41" E along the South line thereof 1318.07 feet to a FCM; thence S 01°01'43" W along the West line of the parcel described in O.R. Book 996, Page 477, LCR, a distance of 1317.69 feet to a FCM; thence S 89°49'27" W a distance of 204.83 feet to the Easterly line of a 60.00 foot wide easement; thence Northwesterly along the said Easterly line through the following courses:; N 48°55'50" W a distance of 945.07 feet; N 52°22'54" W a distance of 574.81 feet; N 57°42'07" W a distance of 553.97 feet; N 53°36'38" W a distance of 82.69 feet; thence leaving the said Easterly line N 89°32'42"E a distance of 613.07 feet to the Point of Beginning; containing 30.73 acres.

Parcel Two (30.44 acres, Tract 10):

Part of Section 27, Township 13 South, Range 15 East, Levy County, Florida, being more particularly described as follows: Beginning at a found concrete monument no ID# (FCM) at the SW Corner of the parcel described in O.R. Book 996, Page 477, Levy County Records (LCR), thence N 89°49'27" E along the South line thereof, 1315.70 feet to a FCM; thence S 03°34'56" W along the West line of the parcel described in O.R. Book 566, Page 92, LCR, a distance of 1342.03 feet to a FCM; thence S 89°51'27" W a distance of 531.70 feet to the Easterly line of a 60.00 foot wide easement; thence Northwesterly along the said Easterly line through the following courses: N 35°12'36" W a distance of 885.22 feet; N 42°17'00" W a distance of 792.44 feet; N 48°55'34" W a distance of 40.38 feet; thence leaving the said Easterly line, N 89°49'27" E a distance of 206.15 feet to the Point of Beginning; containing 30.44 acres.

Parcel Three (41.84 acres, Tract 11):

Part of Sections 26 and 27, Township 13 South, Range 15 East, Levy County, Florida, being more particularly described as follows: Beginning at a found concrete monument no ID# (FCM) at the SW Corner of the parcel described in O.R. Book 566, Page 92, Levy County Records (LCR), thence S 88°39'24" E along the South line thereof, 1342.08 feet to the NW corner of the parcel described in O.R. Book 968, Page 650, LCR; thence S 00°18'29" E along the West line of the parcel described in O.R. Book 968, Page 650, LCR, a distance of 1097.85 feet to the North Right-of-Way line of State Road 24; thence along said Right-of-Way line through the following courses: S 58°10'09" W a distance of 525.48 feet; S 31°49'51" E a distance of 10.00 feet; S 58°10'09" W a distance of 70.93 feet to the Easterly line of a 60.00 foot wide easement; thence Northwesterly along the said Easterly line through the following courses: N 65°55'01" W a distance of 87.11 feet; N 81°12'10" W a distance of 312.67 feet; N 33°36'40" W a distance of 869.87 feet; thence N 39°35'33" W a distance of 450.35 feet; thence N 35°12'36" W a distance of 362.51 feet thence leaving the said Easterly line, N 89°51'27" E a distance of 531.70 feet to the Point of Beginning; containing 41.84 acres.

(Portion of Tax Parcel 01988-003-00)

Section 28: All that part lying North and East of Levy County Road 336.

(Entire Tax Parcels 01992-001-00)

SUBJECT TO AND RESERVING unto Grantor a 60.00 foot wide easement for ingress, egress and utilities, in Sections 21, 22, 26, and 27, Township 13 South, Range 15 East, Levy County, Florida, over a portion of an existing 40.00 foot wide easement described in O.R. Book 592, Page 782, Levy County Records, said easement lying 30.00 feet on both sides of the centerline of the following described portion:

Commence at a concrete monument (no ID #), marking the SW Corner of the NE ¼ of said Section 16, thence N 00°10'29" E along the West line of the said NE ¼, 23.14 feet to the centerline of the said existing 40.00 foot wide easement; thence S 59°46'51" W along the said centerline, 126.46; thence Southeasterly along the centerline of the existing 40.00 foot easement to its intersection with the North line of Section 21 and the Point of Beginning; thence Southeasterly along the centerline of the said existing 40.00 foot easement to its termination at the Northwesterly right of way line of State Road 24.

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● *Acc*