

4.00 \$38,000.00
152.00 FORM 104 WARRANTY DEED-(Statutory Form.)

FILE NO 80-18213
COMPLIMENTS OF
BAY COUNTY LAND & ABSTRACT CO., INC.
POST OFFICE BOX 2493
PANAMA CITY, FLORIDA 32401

executive line OFF. REC. BOOK 809 PAGE 293

This Indenture,

(The terms "grantor" and "grantee" herein shall be construed to include all genders and singular or plural as the context indicates.)

This Instrument Prepared by:
James R. Murrell
An Officer of
BAY COUNTY LAND & ABSTRACT CO., INC.
For Purposes of Title Insurance
BC#49270 - B MMR

Made this 6th day of October 19 80 Between
JACK H. ROAT and wife, JEAN D. ROAT

of the County of Bay, State of Florida, grantor, and
LOUIS B. PHOENIX and wife, SANDY L. PHOENIX

whose post-office address is 2005 Drummond Avenue; Panama City, Fl. 32401
of the County of Bay, State of Florida, grantee,

Witnesseth: That said grantor, for and in consideration of the sum of Ten (\$10.00) Dollars, 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, successors and assigns forever, the following described land, situate, lying and being in Bay County, Florida, to-wit:

Lot Three (3), College Village, Unit Three, a subdivision in Section 35, Township 3 South, Range 15 West, as per Plat thereof recorded in Plat Book 13, Page 26, of the Public Records of Bay County, Florida.

FILED
80 OCT 22 P2:27
CLERK OF CIRCUIT COURT
BAY COUNTY, FLORIDA



and said grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

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:

Kathy Biles
Carolyn H. Dent

Jack H. Roat (Seal)
Jack H. Roat (Seal)
Jean D. Roat (Seal)
Jean D. Roat (Seal)

STATE OF FLORIDA
COUNTY OF BAY

I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgments, personally appeared
JACK H. ROAT and wife, JEAN D. ROAT

to me known to be the person(s) described in and who executed the foregoing instrument and acknowledged before me the execution of same.

WITNESS my hand and official seal in the County and State last aforesaid this 22nd day of Oct. 1980.

BAY COUNTY, FLORIDA
Filed for record
at 11 a.m. of clock and duly recorded, Book and
page indicated above. Bruce Collins, Clerk,
Circuit Court
Carolyn H. Dent
By
MIDSTATE LEGAL SUPPLY CO., INC. - ORLANDO, FLORIDA

NOTARY PUBLIC STATE OF FLORIDA AT LARGE
My commission expires MAY 11 1982
My commission recorded in the GENERAL INS. UNDERWRITERS