

This Document Prepared By and Return to:

Terri Kiefer of Florida Land Title
247 W. 15th St., Panama City FL 32401
Pursuant to the issuance of Title Insurance
Sales Price \$22,900.00

Parcel ID Number: 01392-000-000, 03164-000-0000

Personal Representative's Distributive Deed (Testate)

This Indenture, is made this **26th** day of **September**, 2011, by and between **Vernon L. Harness, Personal Representative of the Estate of Milton E. Harness, deceased**

the duly qualified and acting personal representative of the estate of **Milton E. Harness**, deceased, party of the first part, and **John Nichols**

whose post office address is: **5003 W. 19th Court, Panama City, FL 32405**

of the County of **Bay**, State of **Florida**, party of the second part.

Witnesseth: That WHEREAS, **Milton E. Harness** died testate a resident of **Bay** County, **Florida**, on **February 22nd, 2009**, seized and possessed of the real property hereinafter described; and

Whereas, title to said property passed to the party of the second part as of the date of said decedent's death pursuant to the provisions of the decedent's Last Will and Testament, which was admitted to probate and record by the Circuit Court for **Bay** County, **Florida**, **Probate Division**, in Case No. **09000310CP**, subject only to the right of the party of the first part to sell or encumber the property for the purpose of defraying claims, costs, and expenses of administration of decedent's estate; and

Whereas, the party of the first part wishes to distribute said property to the party of the second part and evidence the release of the property from said right to sell or encumber.

Now Therefore, in consideration of the foregoing and in connection with the distribution of the estate of said decedent, the party of the first part has released to the party of the second part the right to sell or encumber said property and granted, conveyed and conformed unto the party of the second part, his heirs, successors and assigns forever, all of the interest of said decedent in and to the real property situated in **Bay** County, **Florida**, described as follows:

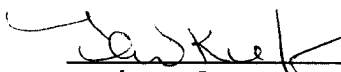
See Exhibit "A"

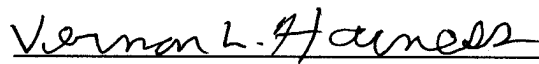
Together with all and singular the tenements, hereditaments, and appurtenances belonging to or in any way appertaining to the real property, subject to all restrictions, reservations, and easements of record, if any, and ad valorem taxes for the current year.


Because this deed is given to evidence the distribution of assets of a decedent's estate and involves the assumption of no mortgage, minimum state documentary stamps are affixed.

In Witness Whereof, the undersigned, as personal representative of the estate of said decedent, has executed this instrument under seal on the date aforesaid.

Signed, sealed and delivered in our presence:


Printed Name: TERRI KIEFER
Witness


Vernon L. Harness, Personal Representative of the Estate of
P.O. Address: P O Box 6033, Panama City, FL 32404 (Seal)


Printed Name: Jordan Way
Witness

STATE OF **Florida**
COUNTY OF **Bay**

The foregoing instrument was acknowledged before me this **26th** day of **September**, 2011 by **Vernon L. Harness, Personal Representative of the Estate of, Milton E. Harness, deceased**

as personal representative of the estate of **Milton E. Harness**, deceased. he is personally known to me or he has produced his **Florida driver's license** as identification.



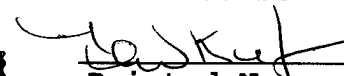

Printed Name: TERRI KIEFER
Notary Public
My Commission Expires:

EXHIBIT "A"

Parcel 1

Lot One (1), Block Fifteen (15), Replat of the Town of Fountain, according to the plat on file in the Public Records of Bay County, Florida.

Parcel 2

The North Half of the Southeast Quarter of the Northeast Quarter of the Southwest Quarter of Section 26, Township 2 North, Range 12 West, Bay County, Florida.

Parcel 3

Southwest Quarter of the Northeast Quarter of the Southeast Quarter, Section 1, Township 1 North, Range 12 West, Bay County, Florida.

Subject property is not the homestead of the Grantor