

Prepared by and Return to:
Dean Holder, an employee of
First American Title Insurance Company d/b/a Bay County Land & Abstract Company
8128 Front Beach Road, Suite A
Panama City Beach, Florida 32407
(850)235-2685
File No.: 1010-2604388

SPECIAL WARRANTY DEED

State of Florida

County of Bay

THIS SPECIAL WARRANTY DEED is made on October 24, 2011, between

Trustmark National Bank

having a business address at: 144 Harrison Ave., Panama City, FL 32401
("Grantor"). and

St. Andrew Baptist Church, Inc., a Florida non-profit corporation

having a mailing address of: 3010 W. 15th Street, Panama City, FL 32401
("Grantee"),

WITNESSETH, that the said Grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other valuable considerations, receipt and sufficiency of which is hereby acknowledged, has granted, bargained, sold, remised, released, conveyed and confirmed unto said "Grantee", it's successors and assigns forever, following described land, situate, lying and being in the County of **Bay**, State of **Florida**, to-wit:

BEGINNING AT THE POINT OF INTERSECTION OF THE SOUTHWESTERLY RIGHT OF WAY LINE OF U.S. HIGHWAY 98 AS IT NOW EXISTS AND THE SOUTH LINE OF BLOCK 14 OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 3 SOUTH, RANGE 15 WEST, BAY COUNTY, FLORIDA AND RUNNING THENCE WEST TO THE SOUTHWEST CORNER OF SAID BLOCK 14; THENCE NORTH ALONG THE WEST LINE OF SAID BLOCK 14 TO THE SOUTHWEST RIGHT OF WAY LINE OF U.S. HIGHWAY 98; THENCE SOUTHEASTERLY ALONG SAID RIGHT OF WAY LINE TO POINT OF BEGINNING.

Tax Parcel Identification Number: **28921-000-000 & 28922-000-000**

SUBJECT, however, to all reservations, covenants, conditions, restrictions and easements of record and to all applicable zoning ordinances and/or restrictions or requirements imposed by governmental authorities, if any.

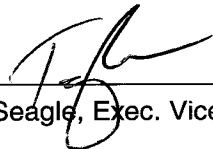
TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD the same in fee simple forever.

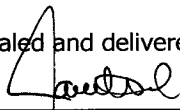
AND Grantor hereby covenants with said Grantee that Grantor is lawfully seized of said land in fee simple; that it has good right and lawful authority to sell and convey said land; and that said land is free of all encumbrances except taxes accruing subsequent to **2011**. That it hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under Grantor, but against none other.

IN WITNESS WHEREOF, Grantor has signed and sealed these presents on the date first above written.


Trustmark National Bank


By: Todd Seagle, Exec. Vice President

Signed, sealed and delivered in our presence:


Witness Signature

Print Name: Jonathan Ochs


Witness Signature

Print Name: Alison Fuller

State of **Florida**

County of Walton

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED before me on **October 19, 2011**, by **Todd Seagle, as Exec. Vice President of Trustmark National Bank**, existing under the laws of the State of **Florida**, who is/are personally known to me or who has/have produced a valid driver's license as identification.

Aubrey Morgan

Notary Public

(Printed Name)

My Commission expires: _____

