

Prepared by  
Debby K. Treadwell, an employee of  
First American Title Insurance Company  
2353 Jenks Avenue  
Panama City, Florida 32405  
(850)763-8426

Return to: Grantee

File No.: 2006-2260955  
Consideration: \$84,000.00

## **WARRANTY DEED**

This indenture made on **February 09, 2016** A.D., by

**John G. Kaufhold and Micki Kaufhold, husband and wife**

whose address is: **5217 Indian Bluff Drive, Youngstown, FL 32466**  
hereinafter called the "grantor", to

**James A. Burks**

whose address is: **9720 Joan Road, Youngstown, FL 32466**  
hereinafter called the "grantee":

(Which terms "Grantor" and "Grantee" shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same)

**Witnesseth**, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in **Bay County, Florida**, to-wit:

Commence at the Northwest corner of the Southwest 1/4 of the Southeast 1/4 of Section 8, Township 2 South, Range 13 West, thence S 00°51'47" East along the West line of said Southwest 1/4 of Southeast 1/4 a distance of 359.61 feet, thence North 89°19'43" East, 1131.92 feet to an existing iron pipe; thence continue North 89°19'43" East 227.34 feet to an iron rod (5943) said rod being the Point of Beginning, thence continue North 89°19'43" East 150.00 feet to an iron pipe; thence South 00°51'00" East 150.00 feet to an iron rod; thence South 89°19'43" West 150.00 feet to an iron rod; thence North 00°51'00" West 150.00 feet to the Point of Beginning, of the Public Records of Bay County, Florida.

Parcel Identification Number: **R 05222-045-000**


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

**Together** with all the tenements, hereditaments and appurtenances thereto belonging or in any way appertaining.

**To Have and to Hold**, the same in fee simple forever.

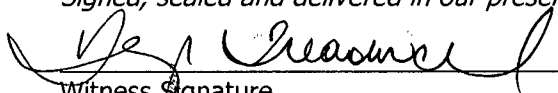
**And** the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31st of 2015.

**In Witness Whereof**, the grantor has hereunto set their hand(s) and seal(s) the day and year first above written.

  
\_\_\_\_\_  
John G. Kaufhold

  
\_\_\_\_\_  
Micki Kaufhold

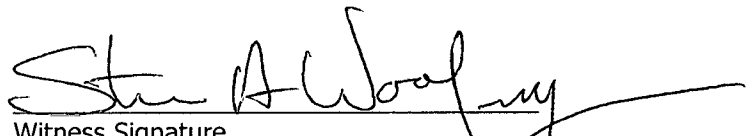
*Signed, sealed and delivered in our presence:*

  
\_\_\_\_\_  
Witness Signature

Print Name: DEBBY TREADWELL

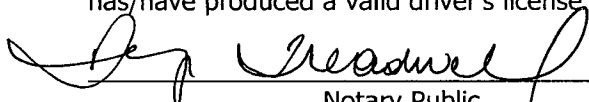
State of **FL**

County of **Bay**

  
\_\_\_\_\_  
Witness Signature

Print Name: STEVE A Woolsey

**The Foregoing Instrument Was Acknowledged** before me on **February 09, 2016**, by **John G. Kaufhold and Micki Kaufhold, husband and wife** who is/are personally known to me or who has/have produced a valid driver's license as identification.

  
\_\_\_\_\_  
Notary Public

\_\_\_\_\_  
(Printed Name)

My Commission expires: \_\_\_\_\_

