

Prepared By and Return To:
Adalida Caraballo
DHI Title of Florida, Inc.
12620 Telecom Drive
Temple Terrace, FL 33637
Order No.: 197-162101733
Property Appraiser's Parcel I.D. (folio) Number:
11916-242-000
Sales Price: \$254,675.00
Documentary Stamps: \$ 1,782.90

SPECIAL CORPORATE WARRANTY DEED

THIS SPECIAL CORPORATE WARRANTY DEED is made this 10th day of November, 2016 by D.R. Horton, Inc., a Delaware corporation, hereinafter called Grantor, and whose address is 25366 Profit Drive, Daphne, AL 36526, to Phillip Piddington and Heather Piddington, husband and wife, hereinafter called Grantee and whose address is 3210 Caitlin Street, Panama City, FL 32404.

(Whenever used herein the term "grantor" and "grantee" include all of the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successor and assigns of corporations.)

WITNESSETH:

THAT the Grantor, for and in consideration of the sum of Ten and No/100 (\$10.00) Dollars and other valuable considerations, in hand paid by the Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to said Grantee, the following described land situated, lying and being in County of Bay, State of Florida, to wit:

Lot(s) 42, MAGNOLIA HILLS PHASE III, according to the plat as recorded in Plat Book 18, Pages 89 and 90, of the Public Records of Bay County, Florida.

3210 Caitlin Street, Panama City, FL 32404

SUBJECT TO Covenants, Conditions, Restrictions, Reservations, Limitations, Easements and Agreements of Record, if any.

SUBJECT TO taxes accruing subsequent to December 31, 2016.

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

AND the said Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims arising by and through or under the Grantor.

TO HAVE AND TO HOLD the same in Fee Simple forever.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed in its name by its duly authorized officer(s) and caused its corporate seal to be hereto affixed the day and year first above written.

Signed, sealed and delivered in presence of:

Witness Signature

Printed Name of First Witness

Witness Signature

Printed Name of Second Witness

D.R. Horton, Inc., a Delaware corporation:

Kelli E. Jones, Assistant Secretary

STATE OF ALABAMA

COUNTY OF BALDWIN

The foregoing instrument was acknowledged before me this 10th day of November, 2016, by Kelli E. Jones, Assistant Secretary of D. R. Horton on behalf of the corporation, with whom I am personally acquainted (or provided to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for purposes therein contained

Notary Public

My Commission Expires:

7/3/17

