

TRUSTEE'S DEED

THIS TRUSTEE'S DEED made and executed this 9th day of December, 2016, by Marcia D. Weidenhaft, Successor Trustee for the Donald P. Simmons Revocable Trust, dated June 9, 1998, Marcia D. Weidenhaft, Successor Trustee for the Dorothy F. Simmons Revocable Trust, dated June 9, 1998, and Dorothy F. Simmons, hereinafter called the Grantors, to Simmons Sod Property, LLC, a Florida limited liability company, whose address is 2835 Ferdinand Court, Fernandina Beach, FL 32034, hereinafter called the Grantee;

WITNESSETH:

That the Grantors, for and in consideration of the sum of Ten and no/100 Dollars (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, by these presents do grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantee, all of their interest in all that certain land situate in Bay County, Florida, to-wit:

Parcel ID# 07646-000-000

Undivided 1/3 interest in:

Section 15, Township 2 South, Range 14 West, Bay County, Florida, less and except Lots 5 and 72, 69 and 77, according to St. Andrews Bay Development Company's plat thereof. Subject to deeded right-of-ways and easement.

Parcel ID# 07642-000-000

Undivided 1/3 interest in:

Begin at the Northwest Corner of Lot 1, Block C, Kingswood Subdivision as per plat thereof recorded in Plat Book 13, Pages 62-65, in the Public Records of Bay County, Florida; thence N01°09'42"E for 60.00 feet to the Southwest Corner of Lot 2, Block C; thence S89°01'37"E along the South line of Lot 2 for 694.40 feet to the Southeast Corner of Lot 2; thence S01°09'42"W for 60.00 feet to the Northeast Corner of Lot 1; thence N89°01'37"W along the North line of Lot 1 for 694.40 feet to the Point of Beginning.

AND

Undivided 1/3 interest in and to:

Begin at the Southwest Corner of Lot 1, Block C, according to the recorded plat of Kingswood Subdivision, Plat Book 13, Page 5; thence N89°01'37"W along the South line of Section 14, Township 2 South, Range 14 West for 592.73 feet to the Southwest Corner of said Section 14; thence N01°14'00"E along the West line of said Section 14 for 691.47 feet to the Southwest Corner of Lot 38, Block C of said Kingswood Subdivision plat; thence S83°38'00"E along the South line of said Lot 38 for 594.31 feet to the Southeast Corner of said Lot 38; thence S01°09'42"W along the West line of Lots 1, 2 and 3 of said Block "C" for 635.60 feet to the Point of Beginning.

Parcel ID# 07751-700-000

Undivided 1/3 interest in:

All the West Half (W ½) of Section 23, Township 2 South, Range 14 West, Bay County, Florida
Less and except Lots 23, 25 and 26 according to St. Andrews Bay Development Company's plat thereof. Subject to road right-of-ways and recorded easements.

Parcel ID# 07649-000-000

Undivided 1/3 interest in:

Lot 69, according to the plat of St. Andrew Bay Development Company Plat of Section 15, Township 2 South, Range 14 West, public records of Bay County, Florida.

Parcel ID# 07651-000-000

Undivided 1/3 interest in:

Lot 77 of Section 15, Township 2 South, Range 14 West, according to the subdivision of said Section 15 by St. Andrews Bay Development Company as shown by plat on file in the Public Records of Bay County, Florida.

Parcel ID# 07753-000-000

Undivided 1/3 interest in and to:

Lots 23 and 26, according to the plat of St. Andrew Bay Development Company's Plat of Section 23, Township 2 South, Range 14 West, Bay County, Florida.

Parcel ID# 07754-000-000

Undivided 1/3 interest in and to:

Lot 25, Section 23, Township 2 South, Range 14 West, according to the subdivision of said Section 23 by St. Andrews Bay Development Company as shown by plat on file in the Public Records of Bay County, Florida.

Parcel ID# 07650-000-000

Undivided 1/3 interest in and to:

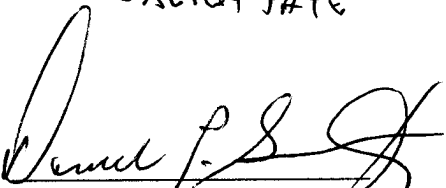
Lot 72, according to the plat of St. Andrew Bay Development Company Plat of Section 15, Township 2 South, Range 14 West, Bay County, Florida.

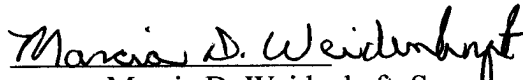
TO HAVE AND TO HOLD unto the Grantee, its successors and assigns, in fee simple forever. The Grantors warrant title only against lawful claims of persons claiming by, through or under Grantors, but not otherwise.

IN WITNESS WHEREOF, the Grantors have caused these presents to be executed the day and year first above written.

Signed, sealed and delivered
in the presence of:


Name: SHEILA TATE


Name: Donald P. Simmons, Jr.

By: 
Marcia D. Weidenhaft, Successor Trustee
for the Donald P. Simmons Revocable Trust
Successor Trustee For the Dorothy F.
Simmons Revocable Trust, and as Power of
Attorney for Dorothy F. Simmons

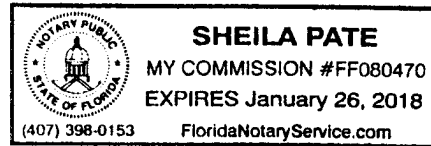
I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State

and County aforesaid to take acknowledgments, personally appeared Marcia D. Weidenhaft, to me known to be the person described in and who executed the foregoing instrument and she acknowledged before me that she executed the same for the uses and purposes therein.

WITNESS my hand and official seal in the County and State last aforesaid this 9th day of December, 2016.



Notary Public



THIS DOCUMENT PREPARED BY:

H. Cranston Pope, J.D., LL.M.
Pope & Barloga, P.A.
P.O. Box 1609
Panama City, FL 32402