

This Instrument Prepared by: **Phillip D. Hutchison, Jr.**
An Officer of Diamond Title Agency, Inc.
For Purposes of Title Insurance
File No. 19-36264J
Parcel ID No. 21948-010-000

Warranty Deed

(The terms "grantor" and "grantee" herein shall be construed to include all genders and singular or plural as the context indicates.)

Made November 18, 2019, **BETWEEN**

Kole S. Rhodes and Megan C. Rhodes, husband and wife
whose post office address is: PO Box 487, Shalimar, Florida 32579
GRANTOR, and

Thomas W. Ledman as Trustee for the Ledman Construction, Inc. 401K. Profit Sharing Plan: FBO
Thomas W. Ledman
whose post office address is: 511 Hollis Avenue, Panama City, Florida 32401
GRANTEE

WITNESSETH: That the said grantor, for and in consideration of the sum of Ten (\$10.00) Dollars, and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said grantee, and grantee's heirs, successors and assigns forever, the following described land, situated, lying and being in **Bay County**, Florida to-wit:

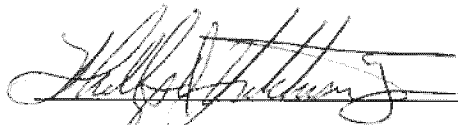
The West 90 feet of Lot 1, Block A, Third Addition Cove Terrace (Bunker's Cove) Being Sudduth Realty Company's Inc. Fifteenth Addition to Panama City, according to the plat thereof as recorded in Plat Book 7, Page 60, of the Public Records of Bay County, Florida.


Subject to easements and restrictions of record, if any, which are specifically not extended or reimposed hereby.
Subject to 2019 taxes and assessments.

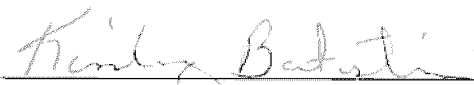
and said grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

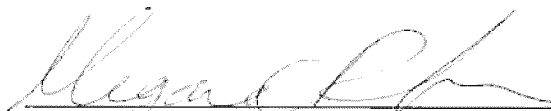
IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal the day and year first above written.

SIGNED, SEALED & DELIVERED
IN THE PRESENCE OF:


Print Witness Name: **PHILLIP D. HUTCHISON, JR.**


Kole S. Rhodes (Seal)


Print Witness Name: **Kimberly Batistini**


Megan C. Rhodes (Seal)

STATE OF Florida
COUNTY OF Bay

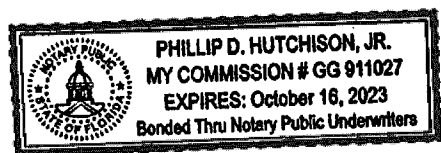
I HEREBY CERTIFY, That on November 15, 2019, before me personally appeared **Kole S. Rhodes and Megan C. Rhodes, husband and wife**, who are personally known to me or have produced the identification identified below, who are the persons described in and who executed the foregoing instrument, and who after being duly sworn say that the execution hereof is their free act and deed for the uses and purposes herein mentioned.

THIS INSTRUMENT ACKNOWLEDGED before me the undersigned Notary Public by my hand and official seal, the day and year last aforesaid.

() To me personally known
(☒) Identified by Driver's License
() Identified by _____

My Commission Expires: _____

Commission No.: _____




Notary Public

PHILLIP D. HUTCHISON, JR.
Please Print Or Type Name As It Appears