

### TRUSTEE'S DISTRIBUTIVE DEED

THIS INDENTURE, made this 15 day of Jan, 2021, between Lori Carpenter, whose address is 11833 Racoon Road, Southport, FL 32409, and Patricia Ann Smith, whose address is 306 Wilson Ave., Panama City, Florida 32401, both as Successor Co-Trustees of the William W. Smith Living Trust dated September 29, 2017, as amended, Grantor, and Lori Carpenter, whose address is 11833 Racoon Road, Southport, Florida 32409, and Patricia Ann Smith, whose address is 306 Wilson Ave., Panama City, Florida 32401, as Co-Trustees of the Patricia Ann Smith Trust created by Article Six, Section 6.01 of the William W. Smith Living Trust dated September 29, 2017, as amended by the First Amendment dated December 6, 2018, Grantee.

WITNESSETH, that said Grantor, pursuant to Article Six, Section 6.01 of the William W. Smith Living Trust dated September 29, 2017, as amended by the First Amendment dated December 6, 2018, which directed distribution of the trust assets upon the death of William W. Smith, and pursuant to the powers granted under that certain Warranty Deed dated September 29, 2017, and recorded on September 29, 2017, in Official Records Book 3941, Pages 1004-1005 of the Public Records of Bay County, Florida, for and in consideration of the sum of Ten Dollars, and other good and valuable consideration to said Grantor in hand paid, grants, bargains, aliens, remises, releases, conveys, and confirms to the Grantee, and the Grantee's heirs, personal representatives, successors, and assigns, forever, that certain real property situate in Bay County, Florida, to-wit:

LOT 24 IN BLOCK 2 ACCORDING TO THE DAVIS PLATTING ON THE EAST SIDE OF MASSALENA BAYOU AS RECORDED IN PLAT BOOK 4 AT PAGE 24 OF THE PUBLIC RECORDS OF BAY COUNTY, FLORIDA. (cjlw/sw)

SUBJECT TO covenants, restrictions, easements of record.

Property Identification No.: 20203-000-000

TOGETHER WITH all and singular the tenements, hereditaments, and appurtenances belonging or in any way appertaining to the real property.

TO HAVE AND TO HOLD the same unto the Grantee, the Grantee's heirs, personal representatives, successors, and assigns, in fee simple forever.

AND THE Grantor covenants to and with the Grantee, the Grantee's heirs, personal representatives, successors, and assigns, that Lori Carpenter and Patricia Ann Smith presently serve as Successor Co-Trustees of the William W. Smith Living Trust dated September 29, 2017, as amended, that the trust is in full force and effect, that Lori Carpenter and Patricia Ann Smith are empowered by the trust to enter into this deed, and that all things preliminary to and in and about this

conveyance and the laws of the State of Florida have been followed and complied with in all respects.

AND THE Grantor further covenants with the Grantee that the Grantor has good right and lawful authority to convey the property and Grantor warrants the title to the property for any acts of Grantor and will defend the title against all lawful claims of all persons claiming by, through, or under the Grantor. Where used herein the terms Grantor and Grantee shall be construed as singular or plural as the context requires.

The undersigned hereby swears, affirms, and warrants that William W. Smith died on September 19, 2020, and at the time of his death was an un-remarried widowed person and had no minor children.

IN WITNESS WHEREOF, Grantor has hereunto set Grantor's hand and seal the day and year indicated below.

*Lori Carpenter*  
Lori Carpenter, Successor Co-Trustee

Signed, sealed and delivered  
in our presence:

*Charles J. White*  
Witness 1 (sign & print name)

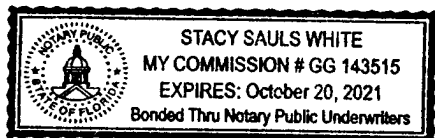
*Stacy Sauls White*  
Witness 1 (sign & print name)

STATE OF FLORIDA  
COUNTY OF BAY

THE FOREGOING Trustee's Distributive Deed was sworn to and acknowledged before me by means of physical presence this 5 day of January, 2021, by Lori Carpenter, as Successor Trustee, who is either (Notary must check box):

- personally known to me;
  - produced State of \_\_\_ Driver's License Number \_\_\_\_\_; or
  - produced \_\_\_\_\_ as identification.
- (Describe Document)

AFFIX NOTARY STAMP:



*Stacy Sauls White*, NOTARY PUBLIC  
COMMISSION NUMBER: GG143515  
COMMISSION EXPIRES: 10-20-21

Patricia Ann Smith  
Patricia Ann Smith, Successor Co-Trustee

Signed, sealed and delivered  
in our presence:

Christopher J. White  
Witness 1 (sign & print name)

Stacy Sauls White  
Witness 1 (sign & print name)

STATE OF FLORIDA  
COUNTY OF BAY

THE FOREGOING Trustee's Distributive Deed was sworn to and acknowledged before me  
by means of physical presence this 15 day of January, 2021, by Patricia Ann Smith, as  
Successor Trustee, who is either (Notary must check box):

- personally known to me;
- produced State of \_\_\_ Driver's License Number \_\_\_\_\_; or
- produced \_\_\_\_\_ as identification.  
(Describe Document)

AFFIX NOTARY STAMP:

Stacy Sauls White, NOTARY PUBLIC  
COMMISSION NUMBER: 99143515  
COMMISSION EXPIRES: 10-20-21

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This Instrument Prepared By:  
C. JASON WHITE, Esq.  
**WHITE + WARREN, P.A.**  
516 McKenzie Ave.  
Panama City, Florida 32401  
(850) 784-0809  
from information, including the legal  
description, supplied by one or both of  
the Parties herein without benefit of a  
title examination. No warranties are  
made as to marketability of title.

