

This instrument prepared by  
and please return a copy to:  
JENNIFER H. COPUS, Esq.  
25 Walter Martin Road NE, Suite 200  
Fort Walton Beach, Florida 32548

[SPACE ABOVE FOR RECORDING DATA]

**PERSONAL REPRESENTATIVE’S DEED**

**THIS PERSONAL REPRESENTATIVE’S DEED** made this 30<sup>th</sup> day of **January, 2023** by **YOLANDA MCSPADDEN**, as **Personal Representative of the Estate of David L. McSpadden, Jr., Deceased**, whose address is 415A Verb Street, Fort Walton Beach, Florida 32547 (“**Grantor**”) to **YOLANDA MCSPADDEN**, whose address is 415A Verb Street, Fort Walton Beach, Florida 32547 (“**Grantee**”).

*(Whenever used herein the terms “Grantor” and “Grantee” include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations.)*

**WITNESSETH:** That the Grantor, by virtue of the power and authority given in and by the terms of the Letters of Administration and Order Appoint Personal Representative entered on January 17, 2023 in the matter of *In re: Estate of David Lawrence McSpadden, Jr., Deceased* (Okaloosa County Case No. 2022 CP 001576), for and in consideration of the sum of TEN DOLLARS AND 00/100 (\$10.00) and other good and valuable consideration, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantees all of that certain land situate in Bay County, Florida, to wit:

**THE NORTH 7 FEET OF LOT 19, THE SOUTH 12 FEET OF LOT 21 AND ALL OF LOT 20 IN BLOCK 4 OF NORTH HIGHLAND ADDITION TO PANAMA CITY, FLORIDA, LOCATED IN THE WEST HALF OF EAST HALF OF SOUTHWEST QUARTER OF NORTHEAST QUARTER OF SECTION 5, TOWNSHIP 4 SOUTH, RANGE 14 WEST, ACCORDING TO THE PLAT ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF BAY COUNTY, FLORIDA.**

**The correctness of the above-described legal description has not been confirmed by a scrivener and the title to the above-named property has not been examined by a scrivener.**

**This property is not the homestead of Grantor.**

Subject to all restrictions, reservations, conditions, easements and dedications of record and taxes for the year 2021 and thereafter.

**TOGETHER** with all tenements, hereditaments and appurtenances thereto belonging or in any wise 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; and the Grantee has good right and lawful authority to sell and convey said land, and hereby 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 and assessments accruing subsequent to 2022.

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

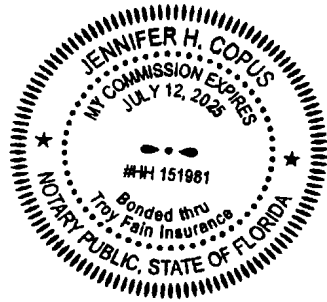
Beth McDonald  
Witness Beth McDonald

Yolanda McSpadden  
YOLANDA MCSPADDEN, as  
Personal Representative of the Estate of  
David Lawrence McSpadden, Jr.,  
Deceased

Cindy M. Hernandez  
Witness Cindy M. Hernandez

STATE OF FLORIDA  
COUNTY OF OKALOOSA

BEFORE ME the undersigned authority personally appeared YOLANDA MCSPADDEN, in her capacity as Personal Representative of the Estate of David Lawrence McSpadden, Jr., Deceased, who is personally known to me on this 30<sup>th</sup> day of January, 2023.



Jennifer H. Copus  
NOTARY PUBLIC